



Please check the appropriate box and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.

Administrative Decisions	☐ Historic Certificate of Appropriateness – Major (Form L)	☐ Wireless Telecommunications Facility Waiver (Form W2)
☐ Archaeological Certificate (Form P3)	☐ Historic Design Standards and Guidelines (Form L)	Policy Decisions
☐ Historic Certificate of Appropriateness – Minor (Form L)	☐ Master Development Plan (Form P1)	☐ Adoption or Amendment of Comprehensive Plan or Facility Plan (Form Z)
☐ Alternative Signage Plan (Form P3)	☐ Site Plan – EPC including any Variances – EPC (Form P1)	☐ Adoption or Amendment of Historic Designation (Form L)
☐ WTF Approval (Form W1)	☐ Site Plan – DRB (Form P2)	☐ Amendment of IDO Text (Form Z)
☐ Minor Amendment to Site Plan (Form P3)	☒ Subdivision of Land – Minor (Form S2)	☐ Annexation of Land (Form Z)
Decisions Requiring a Public Meeting or Hearing	☐ Subdivision of Land – Major (Form S1)	☐ Amendment to Zoning Map – EPC (Form Z)
☐ Conditional Use Approval (Form ZHE)	☐ Vacation of Easement or Right-of-way (Form V)	☐ Amendment to Zoning Map – Council (Form Z)
☐ Demolition Outside of HPO (Form L)	☐ Variance – DRB (Form V)	Appeals
☐ Expansion of Nonconforming Use or Structure (Form ZHE)	☐ Variance – ZHE (Form ZHE)	☐ Decision by EPC, LC, DRB, ZHE, or City Staff (Form A)

APPLICATION INFORMATION

Applicant: <u>Eastside Development, Inc.</u>		Phone: <u>899-6768</u>
Address: <u>PO Box 57060</u>		Email: <u>rwr212@aol.com</u>
City: <u>Albuquerque</u>	State: <u>nm</u>	Zip: <u>87187</u>
Professional/Agent (if any): <u>Mark Goodwin + Associates PA</u>		Phone: <u>828-2200</u>
Address: <u>PO Box 90606</u>		Email: <u>KayC.Goodwin@engineers.com</u>
City: <u>Albuquerque</u>	State: <u>nm</u>	Zip: <u>87199</u>
Proprietary Interest in Site: <u>owner</u>		List all owners:

BRIEF DESCRIPTION OF REQUEST

Amended Preliminary Plat Approval

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)

Lot or Tract No.: <u>Tract A, 1-A-1</u>	Block:	Unit:
Subdivision/Addition: <u>Juan Tabo Hills Estates</u>	MRGCD Map No.:	UPC Code: <u>10210553509940124</u>
Zone Atlas Page(s): <u>m-21</u>	Existing Zoning: <u>R-D</u>	Proposed Zoning: <u>R-D</u>
# of Existing Lots: <u>14 Tracts / 330 Lots</u>	# of Proposed Lots: <u>Same</u>	Total Area of Site (acres): <u>18.2454</u>

LOCATION OF PROPERTY BY STREETS

Site Address/Street: Juan Tabo Blvd. Between: Juan Tabo Hills Unit 142 and: Tijeras Arroyo

CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)

1005278 SD-2018-06055, PR-2018-001326, PR-2018-001328, 17DRB-70006

Signature: <u>Mark Goodwin</u>	Date: <u>8-13-18</u>
Printed Name: <u>Mark Goodwin</u>	☐ Applicant or ☒ Agent

FOR OFFICIAL USE ONLY

Case Numbers	Action	Fees
-		
-		
-		

Meeting/Hearing Date:	Fee Total:
Staff Signature:	Date:
	Project #

FORM S2: SUBDIVISION OF LAND – MINOR ACTIONS

Please refer to the DRB minor case schedule for meeting dates and deadlines. Bring original Mylar of plat with property owner's and City Surveyor's signatures on it to the meeting. Your attendance is required.

A single PDF file of the complete application including all plans and documents being submitted must be emailed to PLNDRS@cabq.gov prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via email, in which case the PDF must be provided on a CD.

A Variance – DRB for the Bulk Transfer of Land requires application on Form V in addition to this FORM S2.

☐ INFORMATION REQUIRED FOR ALL MINOR SUBDIVISION APPLICATIONS

- ☐ Interpreter Needed for Hearing? ☐ if yes, indicate language: _____
- ☐ Zone Atlas map with the entire site clearly outlined and labeled

☐ SKETCH PLAT REVIEW AND COMMENT

- ☐ Scale drawing of the proposed subdivision plat (7 copies, folded)
- ☐ Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (7 copies, folded)
- ☐ Letter describing, explaining, and justifying the request

☐ MAJOR SUBDIVISION FINAL PLAT APPROVAL

- ☐ Proposed Final Plat (7 copies, 24" x 36" folded)
- ☐ Design elevations & cross sections of perimeter walls (3 copies)
- ☐ Copy of recorded IIA
- ☐ DXF file and hard copy of final plat data for AGIS submitted and approved
- ☐ Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer

☐ MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL

- ☐ Sites 5 acres or greater: Archaeological Certificate in accordance with IDO Section 14-16-6-5(A)
- ☐ Proposed Preliminary / Final Plat with property owner's and City Surveyor's signatures on the plat prior to submittal. (7 copies, folded)
- ☐ Cross sections of proposed streets (3 copies, 11" by 17" maximum)
- ☐ Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way and street improvements (to include sidewalk, curb & gutter with distance to property line noted) if there is any existing land use (7 copies, folded)
- ☐ Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(I)
- ☐ Form DRWS Drainage Report, Grading and Drainage Plan, and Water & Sewer Availability Statement submittal information
- ☐ Proposed Infrastructure List, if applicable
- ☐ Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- ☐ DXF file and hard copy of final plat data for AGIS submitted and approved

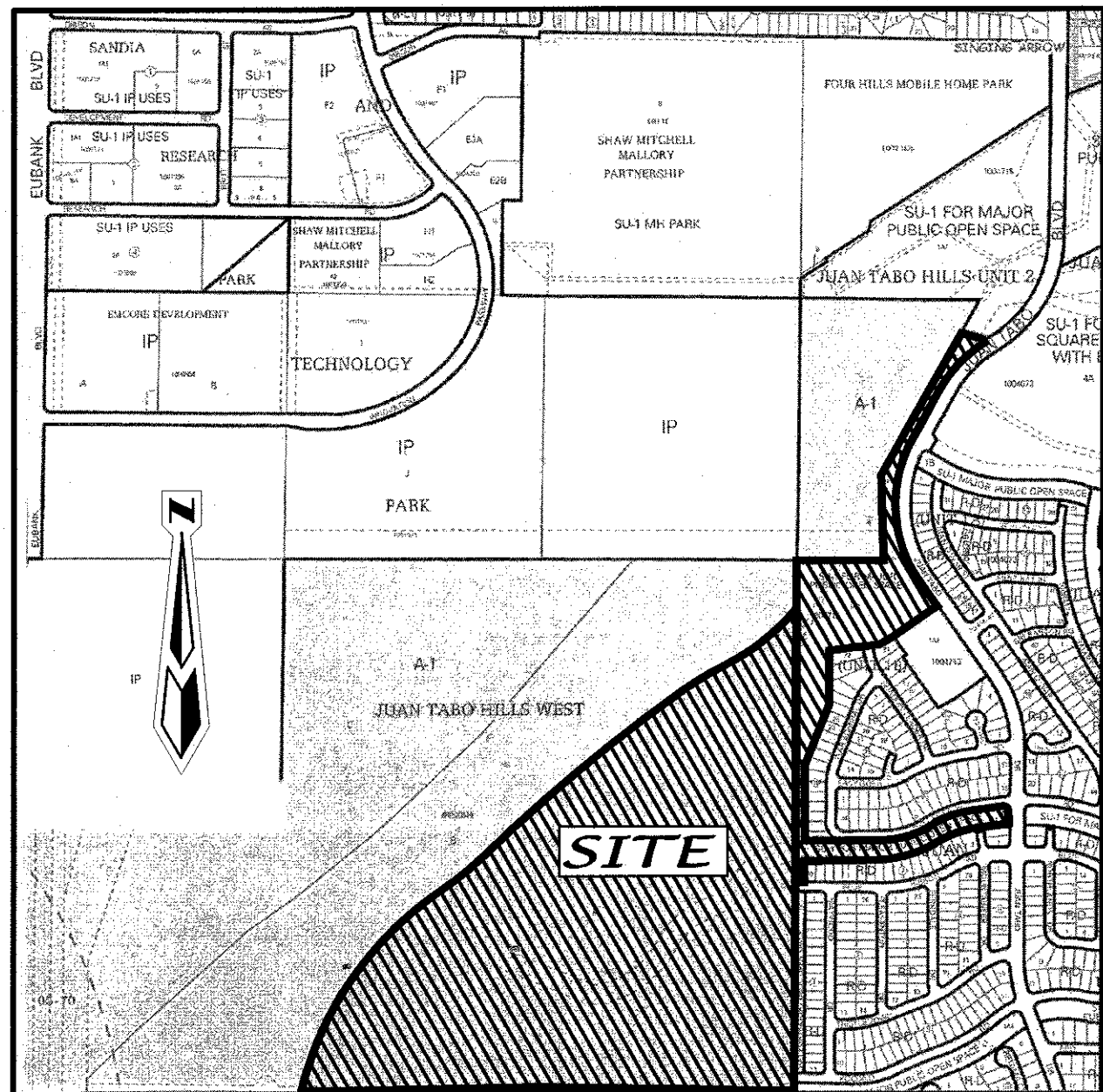
☒ MINOR AMENDMENT TO PRELIMINARY PLAT

- ☒ Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded)
- ☒ Original Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded)
- ☒ Infrastructure List, if applicable
- ☒ Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-4(X)(2)

Note: Any application that does not qualify as a Minor Amendment in IDO Section 14-16-6-4(X) must be processed as a Major Amendment. See Form S1.

I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.	
Signature: <u>Mark Goodwin</u>	Date: <u>8-13-18</u>
Printed Name: <u>Mark Goodwin</u>	☐ Applicant or ☐ Agent
FOR OFFICIAL USE ONLY	
Project Number:	Case Numbers
	-
	-
	-
Staff Signature:	
Date:	





VICINITY MAP (NTS) ZONE ATLAS MAP M-21

SUBDIVISION DATA

GROSS ACREAGE 98.4699 Ac.
ZONE ATLAS NO. M-21-Z
NO. OF LOTS CREATED 329 LOTS
NO. OF TRACTS CREATED 13 TRACTS
RIGHT-OF-WAY AREA DEDICATED TO CITY. 18.2552 Ac
DATE OF SURVEY DECEMBER, 2003

PURPOSE OF PLAT

1. SUBDIVIDE TRACT "A" JUAN TABO HILLS WEST INTO 329 RESIDENTIAL LOTS AND 15 TRACTS AND TO SUBDIVIDE TRACT "1-A-1" JUAN TABO HILLS, UNIT 2 INTO TWO TRACTS.
2. DEDICATE RIGHT-OF-WAY AS SHOWN.
3. GRANT NEW EASEMENTS AS SHOWN.
4. VACATE EASEMENTS AS SHOWN.

NOTES

1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS SHALL BE MARKED BY A #5 REBAR W/CAP STAMPED PS#77192.
2. ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE PC'S, PT'S, ANGLE POINTS, AND STREET INTERSECTIONS AND SHOWN THUS ▲, WILL BE MARKED BY A FOUR INCH (4") ALUMINUM CAP STAMPED:
"CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION"
"DO NOT DISTURB"
PS#7719"
3. BOUNDARY SHALL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
4. BASIS OF BEARING SHALL BE NEW MEXICO STATE PLANE GRID BEARINGS.
5. ALL DISTANCES SHALL BE GROUND DISTANCES
6. MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, STREET INTERSECTIONS, AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION.

APPROVED

EASTSIDE DEVELOPMENT, INC. OWNER "TRACT A JUAN TABO HILLS WEST"
REX P. WILSON 2-1-17
DATE
ITS MEMBER EASTSIDE DEVELOPMENT, INC.
REX P. WILSON, CO-PRESIDENT
SCOTT GRADY 2-1-17
DATE
ITS MEMBER EASTSIDE DEVELOPMENT, INC.
SCOTT GRADY, CO-PRESIDENT
CITY OF ALBUQUERQUE OWNER "TRACT 1-A-1, JUAN TABO HILLS, UNIT 2"
Robert J. Perry 3/27/17
DATE
ROBERT J. PERRY, CHIEF ADMINISTRATIVE OFFICER
Steven M. Reinhardt P.S. 2/28/17
DATE
CITY SURVEYOR, CITY OF ALBUQUERQUE, N.M.

ENGINEERS

D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 828-2200

SURVEYOR

ALDRICH LAND SURVEY
P.O. BOX 30701
ALBUQUERQUE, N.M. 87190-0701
(505) 884-1990

OWNERS

JUAN TABO HILLS WEST LLC
P.O. BOX 9470
ALBUQUERQUE, NEW MEXICO 87119
(505) 899-6768

SITE BENCHMARK

AGRS MONUMENT
"S-M22"
ELEVATION=5594.518
(NAVD 1929)

LEGAL DESCRIPTION

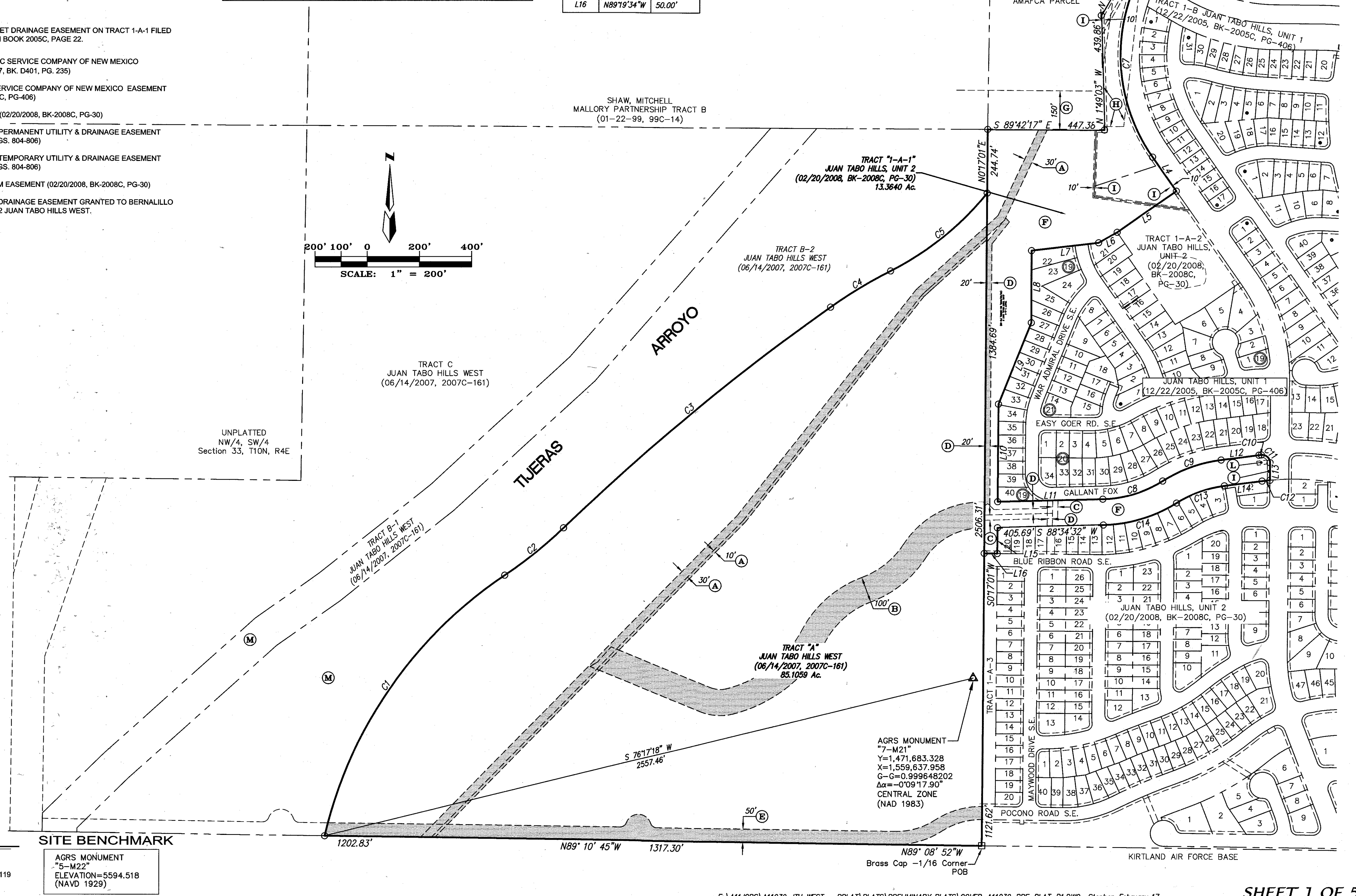
Tract of land situate within Sections 33 and 34, Township 10 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT A, JUAN TABO HILLS WEST, as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on June 14, 2007 in Book 2007C, Page 161 and TRACT 1-A-1, JUAN TABO HILLS, UNIT 2, as the same is shown and designated on said plat filed for record in the office of County Clerk of Bernalillo County, New Mexico on February 20, 2008 in Book 2008C, Page 30 and contains 98.4699 acres more or less.

EASEMENTS

- (A) EXISTING 30 FOOT SANITARY SEWER EASEMENT FOR THE CITY OF ALBUQUERQUE, FILED MARCH 22, 1979 IN MISC. 677 IN PAGES 777-780 AND FEBRUARY 14, 1979 IN BOOK MISC. 676 IN BOOK 46-49 AND THE TEMPORARY 10' EASEMENT IS FOR CONSTRUCTION. TO BE VACATED
- (B) EXISTING 100' DRAINAGE EASEMENT FILED AUGUST 8, 2006, IN BK A122, PAGE 9354. TO BE VACATED
- (C) EXIST. 20' WATERLINE EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406.
- (D) EXIST. 20' SANITARY SEWER EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406. PORTION TO BE VACATED
- (E) EXISTING 50' PRIVATE ACCESS EASEMENT JUNE 14, 2007, BOOK 2007C PAGE 161. TO BE VACATED
- (F) AN EXISTING BLANKET DRAINAGE EASEMENT ON TRACT 1-A-1 FILED JANUARY 19, 2005 IN BOOK 2005C, PAGE 22.
- (G) EXISTING 150' PUBLIC SERVICE COMPANY OF NEW MEXICO EASEMENT (10-04-57, BK. D401, PG. 235)
- (H) EXISTING PUBLIC SERVICE COMPANY OF NEW MEXICO EASEMENT (12-22-2005, BK-2005C, PG-406)
- (I) EXISTING 10' P.U.E. (02/20/2008, BK-2008C, PG-30)
- (J) EXISTING 30' C.O.A. PERMANENT UTILITY & DRAINAGE EASEMENT (01-26-78, BK. 583, PGS. 804-806)
- (K) EXISTING 10' C.O.A. TEMPORARY UTILITY & DRAINAGE EASEMENT (01-26-78, BK. 583, PGS. 804-806)
- (L) EXISTING 15'x40' PNM EASEMENT (02/20/2008, BK-2008C, PG-30)
- (M) EXISTING BLANKET DRAINAGE EASEMENT GRANTED TO BERNALILLO ON TRACTS B-1 & B-2 JUAN TABO HILLS WEST.

CURVE TABLE						
CURVE#	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	1647.00'	1241.69'	43°11'45"	652.02'	N34°31'12"E	1212.49'
C2	1628.00'	290.15'	10°12'41"	145.46'	N51°00'43"E	289.76'
C3	8872.00'	1330.26'	8°35'27"	666.38'	N50°12'06"E	1329.01'
C4	1772.00'	268.65'	8°41'11"	134.58'	N58°50'26"E	268.38'
C5	1128.00'	478.38'	24°17'57"	242.84'	S51°02'03"W	474.80'
C6	690.00'	374.54'	31°06'02"	192.01'	S43°52'25"W	369.95'
C7	686.00'	771.51'	64°26'17"	432.32'	S02°46'51"E	731.49'
C8	450.00'	242.23'	30°50'29"	124.13'	N73°09'19"E	239.31'
C9	550.00'	239.72'	24°58'22"	121.79'	N70°13'15"E	237.82'
C10	1050.00'	9.52'	0°31'09"	4.76'	N82°58'00"E	9.51'
C11	30.00'	50.82'	97°03'26"	33.94'	S48°14'42"E	44.95'
C12	950.00'	30.14'	1°49'05"	15.07'	S83°36'58"W	30.14'
C13	450.00'	196.13'	24°58'22"	99.65'	S70°13'15"W	194.58'
C14	550.00'	296.06'	30°50'29"	151.71'	S73°09'18"W	292.49'

Line Table		
Line #	Bearing	DISTANCE
L1	S74°16'53"E	142.42'
L2	S28°19'24"W	198.88'
L4	S35°00'00"E	159.38'
L5	S55°00'00"W	276.00'
L6	S60°26'38"W	81.23'
L7	S83°19'19"W	258.71'
L8	S0°00'00"E	276.99'
L9	S21°42'32"W	337.11'
L10	S0°17'01"W	374.51'
L11	N88°34'33"E	402.72'
L12	N82°42'26"E	145.51'
L13	S0°17'01"W	67.07'
L14	S82°42'26"W	145.51'
L15	S0°17'01"W	99.76'
L16	N89°19'34"W	50.00'



AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2016

EASEMENTS

- (C) EXIST. 20' WATERLINE EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406.
- (D) EXIST. 20' SANITARY SEWER EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406.
A PORTION TO BE VACATED
- (F) AN EXISTING BLANKET DRAINAGE EASEMENT ON TRACT 1-A-1 FILED JANUARY 19, 2005 IN BOOK 2005C, PAGE 22.
- (N) NEW 10' PUBLIC TRAIL EASMENT MAINTAINED BY THE H.O.A.
- (O) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (P) NEW 33' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (Q) NEW 20' SAS EASEMENT GRANTED TO A.B.C.W.U.A.
- (R) NEW 20' PUBLIC STORM DRAIN EASEMENT TO C.O.A.
- (S) NEW 25' PUBLIC STORM DRAIN EASEMENT TO C.O.A.
- (T) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (U) NEW BLANKET DRAINAGE EASEMENT GRANTED TO AMAFCA ON TRACTS L & M.
- (W) NEW 50' ACCESS EASEMENT GRANTED BY THIS PLAT.

FLOOD PLAIN LEGEND

- LIMITS 100 YEAR FLOOD PLAIN
- LIMITS 500 YEAR FLOOD PLAIN
- LIMITS OF FLOODWAY
- LIMITS AO ZONE

FEMA SPECIAL FLOOD HAZARD ZONE ON THIS PROPERTY AS SHOWN ON CASE NO. 13-06-1053P EFFECTIVE JUNE 17, 2013.

LEGEND

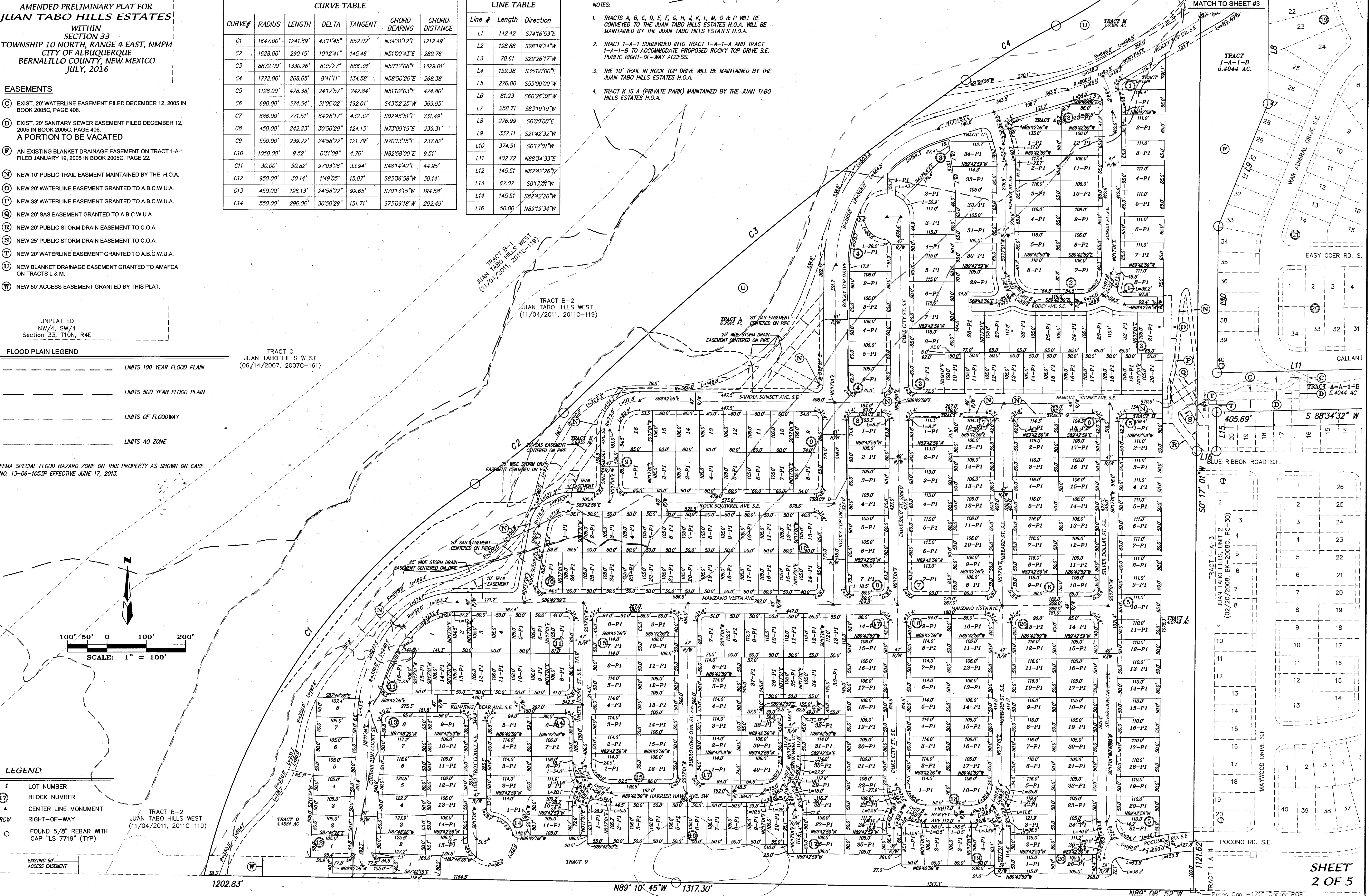
- 1 LOT NUMBER
- (17) BLOCK NUMBER
- ▲ CENTER LINE MONUMENT
- ROW RIGHT-OF-WAY
- FOUND 5/8" REBAR WITH CAP "LS 7719" (TYP)
- EXISTING 50' ACCESS EASEMENT

CURVE TABLE						
CURVE#	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	1647.00'	1241.69'	43°11'45"	652.02'	N34°31'12"E	1212.49'
C2	1628.00'	290.15'	10°12'41"	145.46'	N51°00'43"E	289.76'
C3	8872.00'	1330.26'	8°35'27"	666.38'	N50°12'06"E	1329.01'
C4	1772.00'	268.65'	8°41'11"	134.58'	N58°50'26"E	268.38'
C5	1128.00'	478.38'	24°17'57"	242.84'	N51°02'03"E	474.80'
C6	690.00'	374.54'	31°06'02"	192.01'	S43°52'25"W	369.95'
C7	686.00'	771.51'	64°26'17"	432.32'	S02°46'51"E	731.49'
C8	450.00'	242.23'	30°50'29"	124.13'	N73°09'19"E	239.31'
C9	550.00'	239.72'	24°58'22"	121.79'	N70°13'15"E	237.82'
C10	1050.00'	9.52'	0°31'09"	4.76'	N82°58'00"E	9.51'
C11	30.00'	50.82'	97°03'26"	33.94'	S48°14'42"E	44.95'
C12	950.00'	30.14'	1°49'05"	15.07'	S83°36'58"W	30.14'
C13	450.00'	196.13'	24°58'22"	99.65'	S70°13'15"W	194.58'
C14	550.00'	296.06'	30°50'29"	151.71'	S73°09'18"W	292.49'

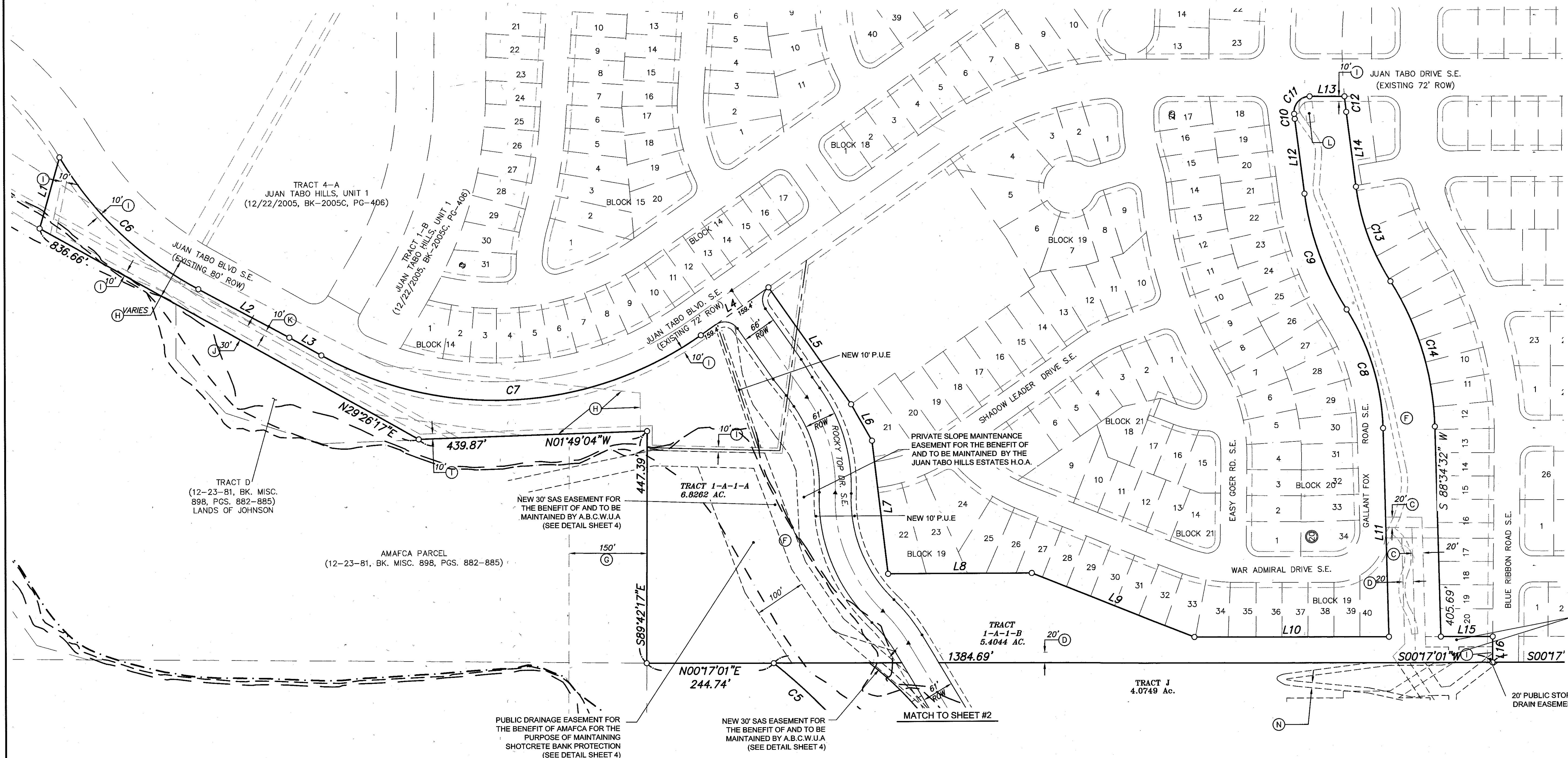
LINE TABLE		
Line #	Length	Direction
L1	142.42	S74°16'53"E
L2	198.88	S28°19'24"W
L3	70.61	S29°26'17"W
L4	159.38	S35°00'00"E
L5	276.00	S55°00'00"W
L6	81.23	S60°26'38"W
L7	258.71	S83°19'19"W
L8	276.99	S0°00'00"E
L9	337.11	S21°42'32"W
L10	374.51	S01°17'01"W
L11	402.72	N88°34'33"E
L12	145.51	N82°42'26"E
L13	67.07	S01°17'01"W
L14	145.51	S82°42'26"W
L16	50.00	N89°19'34"W

NOTES:

- TRACTS A, B, C, D, E, F, G, H, J, K, L, M, O & P WILL BE CONVEYED TO THE JUAN TABO HILLS ESTATES H.O.A. WILL BE MAINTAINED BY THE JUAN TABO HILLS ESTATES H.O.A.
- TRACT 1-A-1 SUBDIVIDED INTO TRACT 1-A-1-A AND TRACT 1-A-1-B TO ACCOMMODATE PROPOSED ROCKY TOP DRIVE S.E. PUBLIC RIGHT-OF-WAY ACCESS.
- THE 10' TRAIL IN ROCKY TOP DRIVE WILL BE MAINTAINED BY THE JUAN TABO HILLS ESTATES H.O.A.
- TRACT K IS A (PRIVATE PARK) MAINTAINED BY THE JUAN TABO HILLS ESTATES H.O.A.

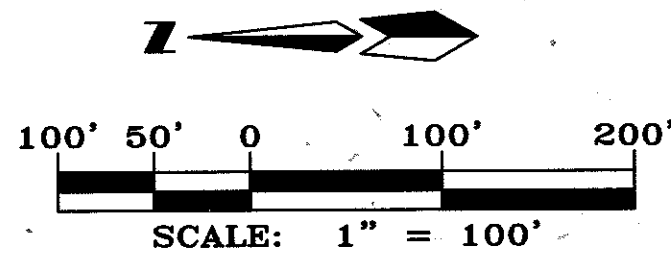


AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JANUARY, 2016



PARCEL LINE TABLE		
LINE	BEARING	DISTANCE
L1	S74°16'53"E	142.42'
L2	S28°19'24"W	198.88'
L3	S29°26'17"W	70.61'
L4	S35°00'00"E	159.38'
L5	S55°00'00"W	276.00'
L6	S60°26'38"W	81.23'
L7	S83°19'19"W	258.71'
L8	S0°00'00"E	276.99'
L9	S21°42'32"W	337.11'
L10	S0°17'01"W	374.51'
L11	N88°34'33"E	402.72'
L12	N82°42'26"E	145.51'
L13	S0°17'01"W	67.07'
L14	S82°42'26"W	145.51'
L16	N89°19'34"W	50.00'

CURVE TABLE						
CURVE#	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C2	1772.00'	268.65'	8°41'11"	134.58'	N58°50'26"E	268.38'
C3	8872.00'	1330.26'	8°35'27"	666.38'	N50°12'06"E	1329.01'
C4	1628.00'	290.15'	10°12'41"	145.46'	N51°00'43"E	289.76'
C5	1128.00'	478.38'	24°17'57"	242.84'	N51°02'03"E	474.80'
C6	690.00'	374.54'	31°06'02"	192.01'	S43°52'25"W	369.95'
C7	686.00'	771.51'	64°26'17"	432.32'	S02°46'51"E	731.49'
C8	450.00'	242.23'	30°50'29"	124.13'	N73°09'19"E	239.31'
C9	550.00'	239.72'	24°58'22"	121.79'	N70°13'15"E	237.82'
C10	1050.00'	9.52'	0°31'09"	4.76'	N82°58'00"E	9.51'
C11	30.00'	50.82'	97°03'26"	33.94'	S48°14'42"E	44.95'
C12	950.00'	30.14'	1°49'05"	15.07'	S83°36'58"W	30.14'
C13	450.00'	196.13'	24°58'22"	99.65'	S70°13'15"W	194.58'
C14	550.00'	296.06'	30°50'29"	151.71'	S73°09'18"W	292.49'



PROPERTY CORNERS

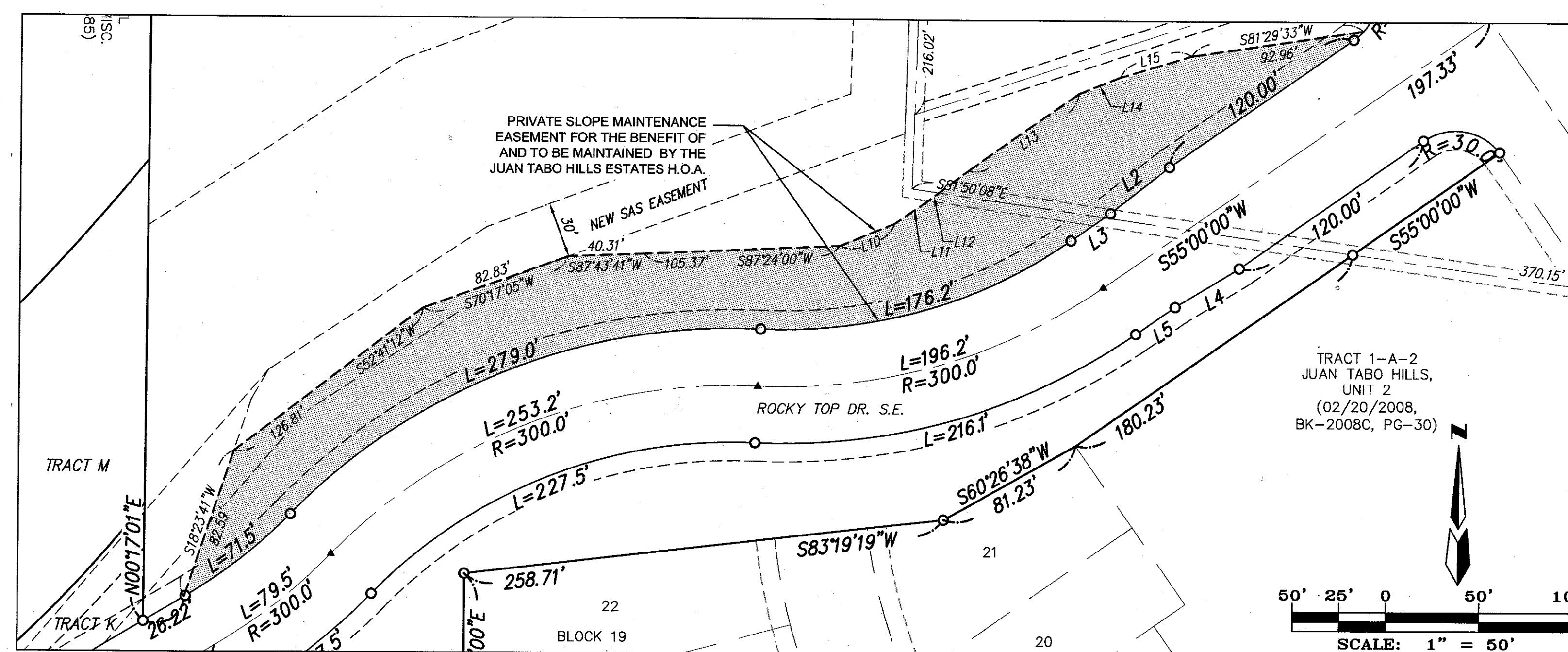
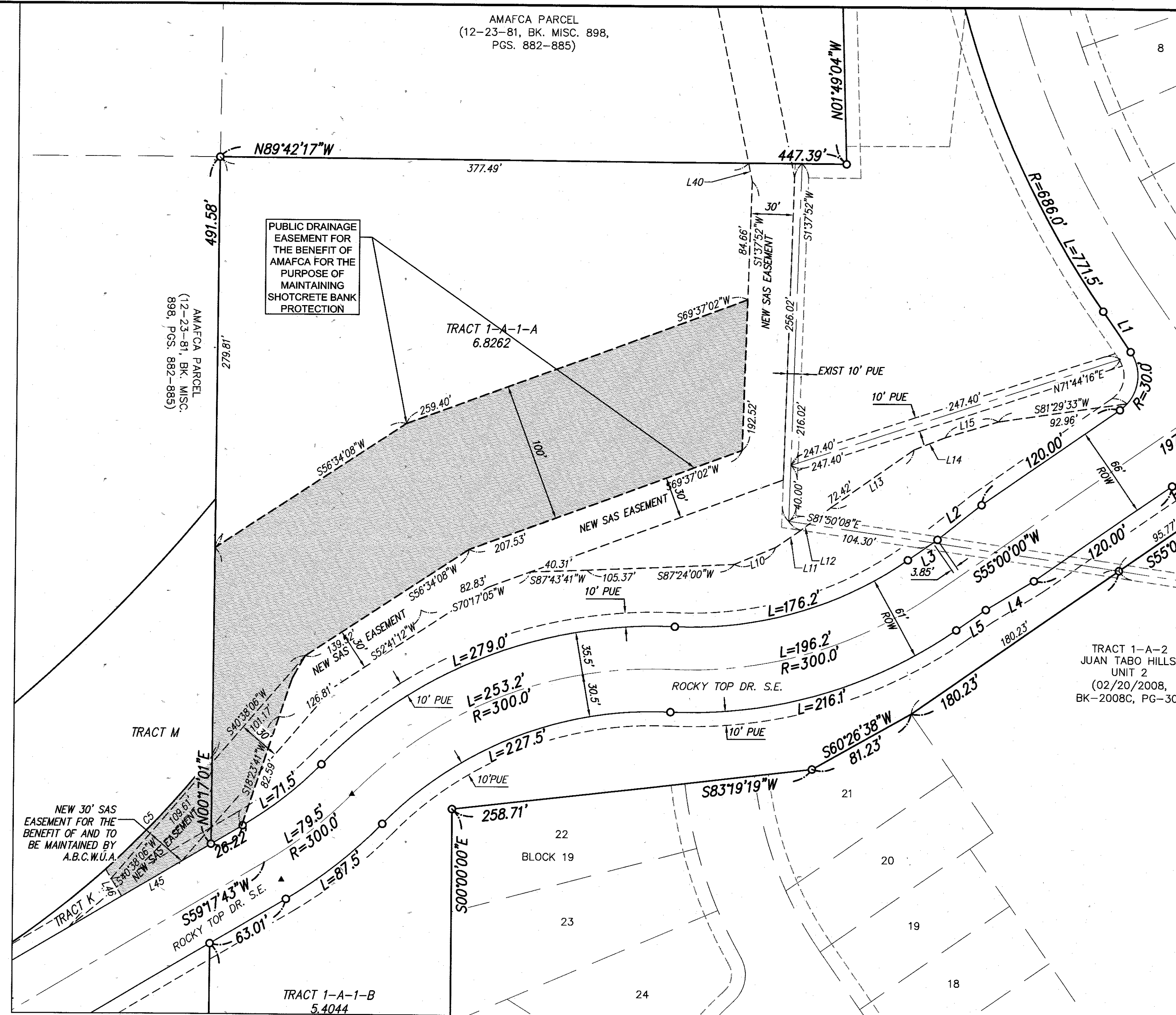
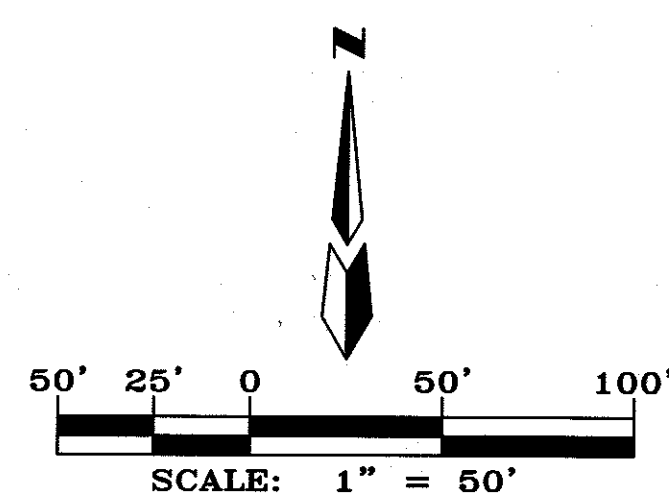
○ FOUND 5/8" REBAR WITH
CAP "LS 7719" (TYP)

LEGEND

- 1 LOT NUMBER
- 17 BLOCK NUMBER
- ▲ CENTER LINE MONUMENT
- ROW RIGHT-OF-WAY

- LIMITS 100 YEAR FLOOD PLAIN
- LIMITS 500 YEAR FLOOD PLAIN
- LIMITS OF FLOODWAY
- LIMITS AO ZONE

AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2016

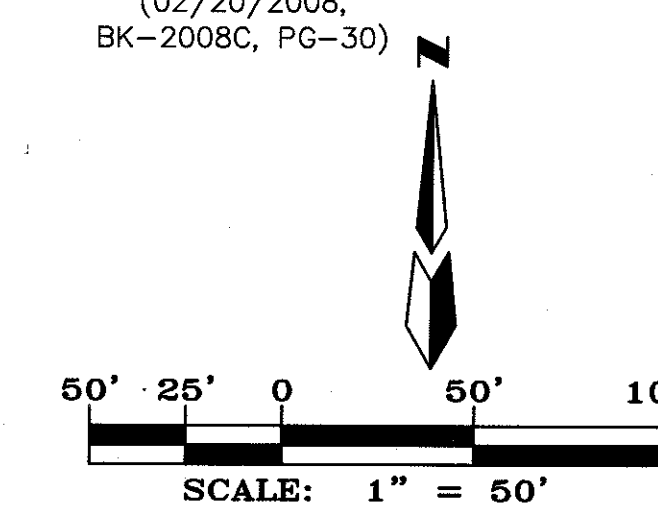


PROPERTY CORNERS

○ FOUND 5/8" REBAR WITH
CAP "LS 7719" (TYP)

LEGEND

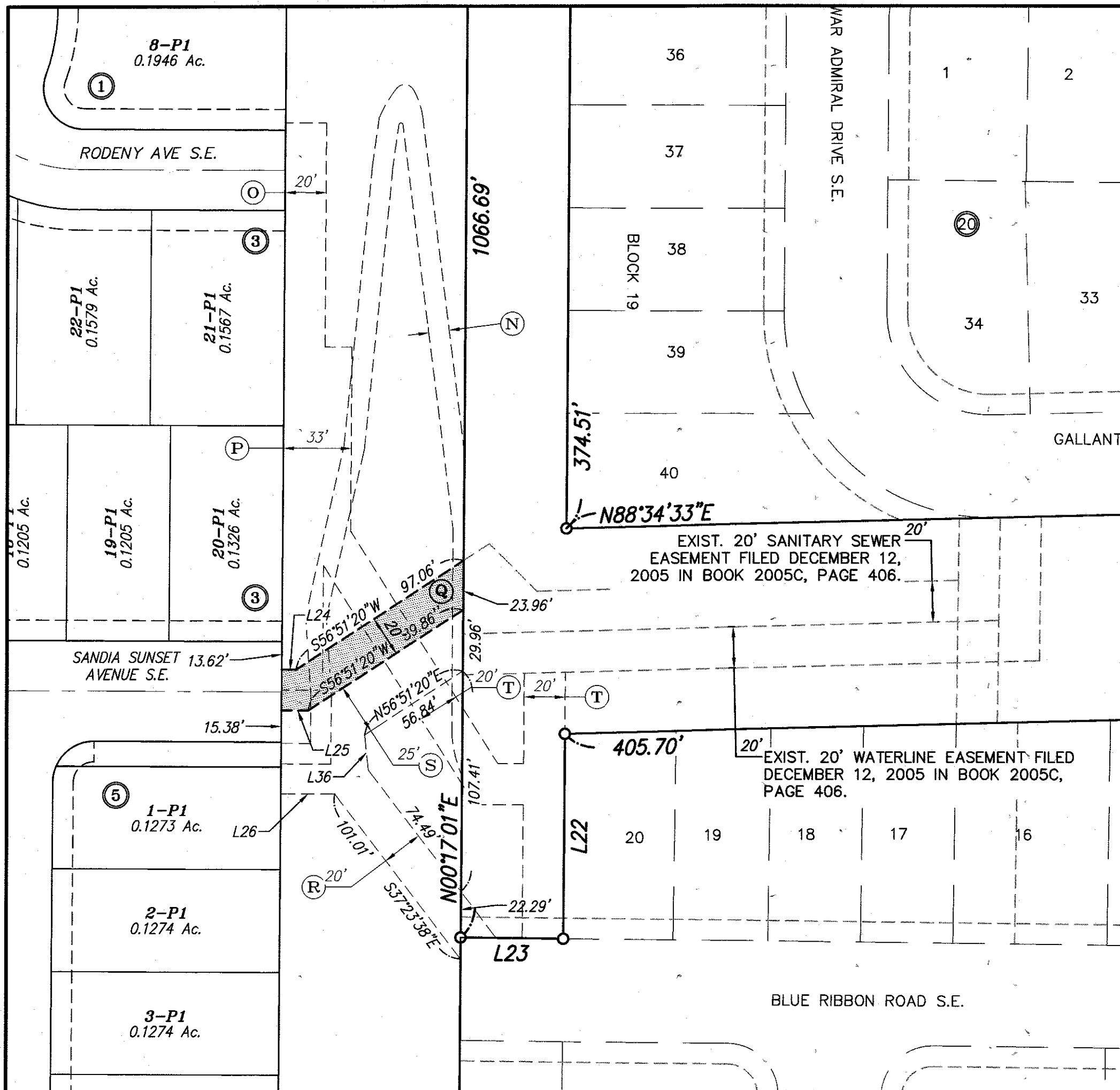
- | | |
|-----|----------------------|
| 1 | LOT NUMBER |
| 17 | BLOCK NUMBER |
| ▲ | CENTER LINE MONUMENT |
| ROW | RIGHT-OF-WAY |



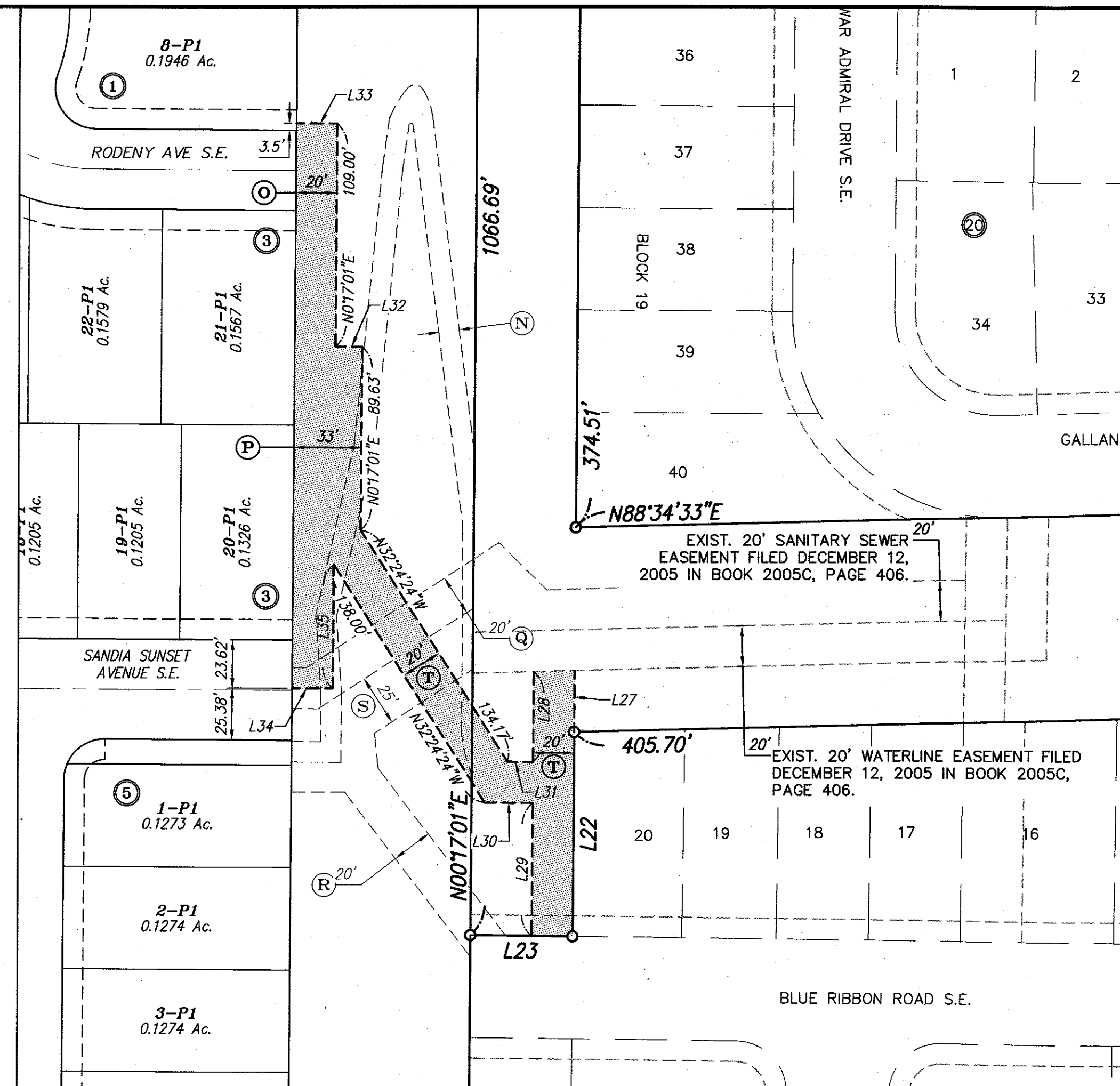
AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2016

Line Table		
Line #	Direction	Length
L24	N89°42'59"W	7.00'
L25	N89°42'59"W	13.00'
L26	S89°35'26"E	26.26'
L27	S0°17'01"W	30.01'
L29	N0°17'01"E	65.07'
L30	N89°42'59"W	23.46'
L32	N89°42'59"W	13.00'
L33	N89°42'59"W	20.00'
L34	N89°42'59"W	20.00'
L36	N6°04'06"W	17.25'
L89	N7°55'02"E	23.12'
L91	S3°58'13"E	37.67'
L92	S0°24'34"W	33.79'
L93	N0°24'34"E	23.40'
L94	N89°35'26"W	24.25'
L95	S89°35'26"E	14.27'
L96	N3°58'13"W	38.74'

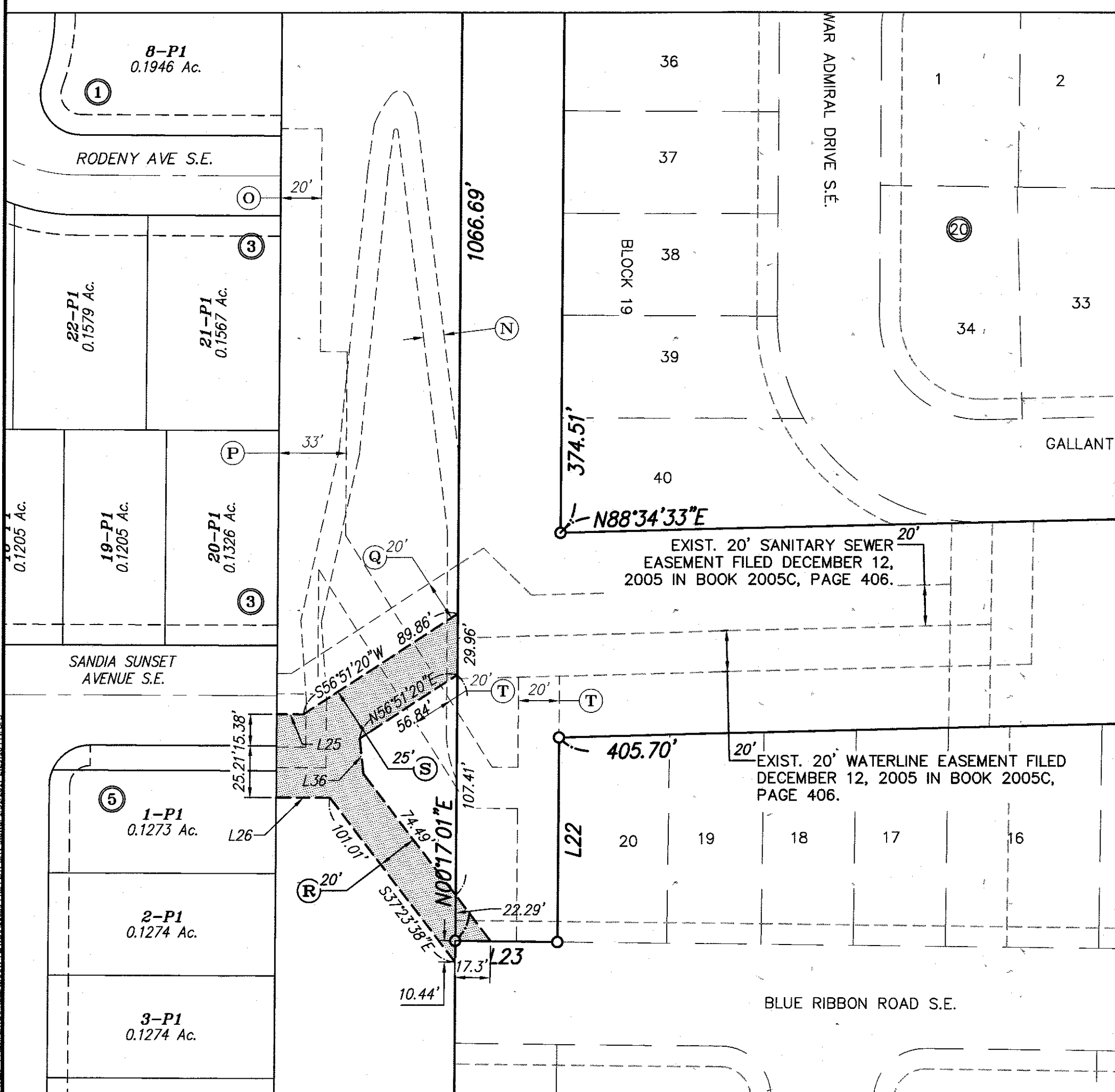
Curve Table					
Curve #	Length	Radius	Delta	Chord B.	Chord L.
C51	20.24'	64.56'	17°57'40"	S14°08'57"E	20.15'
C52	13.76'	37.30'	21°07'51"	N19°09'39"W	13.68'
C53	9.70'	5.00'	111°06'52"	N85°17'00"W	8.25'
C54	16.66'	56.50'	16°53'45"	S30°42'41"W	16.60'
C55	2.88'	1.00'	164°54'51"	N89°37'32"W	1.98'



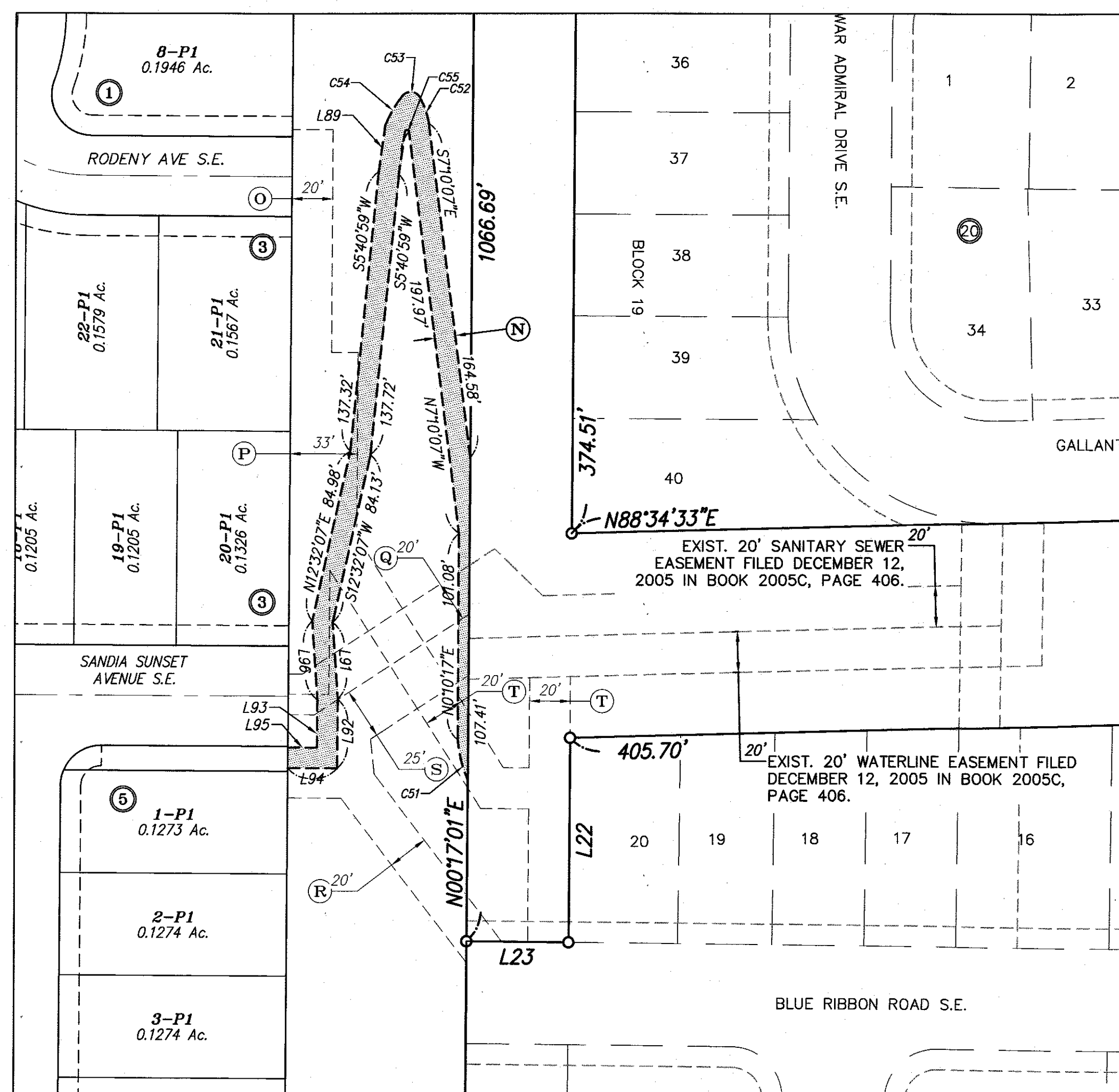
NEW SANITARY SEWER EASEMENTS



NEW WATER LINE EASEMENTS



NEW STORM SEWER EASEMENTS



NEW TRAIL EASEMENTS

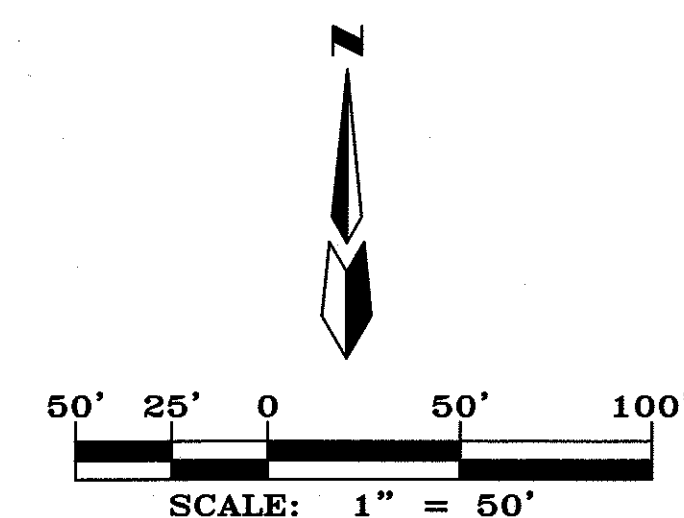
- (N) NEW 10' PUBLIC TRAIL EASEMENT TO BE MAINTAINED BY H.O.A.
- (O) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (P) NEW 33' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (Q) NEW 20' SAS EASEMENT GRANTED TO A.B.C.W.U.A.
- (R) NEW 20' PUBLIC STORM DRAIN EASEMENT
- (S) NEW 25' PUBLIC STORM DRAIN EASEMENT
- (T) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.

PROPERTY CORNERS

- FOUND 5/8" REBAR WITH CAP "LS 7719" (TYP)

LEGEND

- 1 LOT NUMBER
- 17 BLOCK NUMBER
- ▲ CENTER LINE MONUMENT
- ROW RIGHT-OF-WAY



Current DRC
Project Number: _____

FIGURE 12

INFRASTRUCTURE LIST

ORIGINAL

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

Juan Tabo Hills Estates

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Tract A Juan Tabo Hills West & Tract 1-A-1 Juan Tabo Hills Unit 2

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the Infrastructure Listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement PAVING	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		10'	AC Trail (to be maintained by HOA)	Tract J	Sandia Sunset Ave	Tract 1-A-1-B	/	/	/
		32' FF	Major Local Paving C&G (both sides)	Rocky Top Dr.	Juan Tabo Blvd	Sandia Sunset Ave.	/	/	/
		6'	Sidewalk (Southeast side)				/	/	/
		10'	AC Trail (Northwest side)				/	/	/
		32' FF	Major Local Paving C&G (both sides)	Rocky Top Dr.	Manzano Vista Ave	Sandia Sunset Ave.	/	/	/
		6'	Sidewalk (Both Sides)				/	/	/
		26' FF	Local Residential Paving C&G (both sides)	Sunset St.	Rodey Ave	Rocky Top Dr.	/	/	/
		4'	Sidewalk (both sides) ⁽¹⁾				/	/	/
		26' FF	Local Residential Paving C&G (both sides)	Popejoy St	Rodey Ave	Rocky Top Dr.	/	/	/
		4'	Sidewalk (both sides) ⁽¹⁾				/	/	/
		26' FF	Local Residential Paving C&G (both sides)	Rodey Ave	Popejoy St	Sunset St.	/	/	/
		4'	Sidewalk (both sides) ⁽¹⁾				/	/	/
		25' FF	Local Residential Paving C&G (both sides)	Rodey Ave	Sunset St.	East End of Stub	/	/	/
		4'	Sidewalk (southside) ⁽¹⁾				/	/	/

Date Submitted: April 4, 2017
Date Site Plan Approved:
Date Preliminary Plat Approved: January 25, 2017
Date Preliminary Plat Expires: January 25, 2018
DRB Project No.: 1005278
DRB Application No.: 17DRB-70097

* Extension
17 DRB-70006

A handwriting practice sheet for the letter 't'. It features three rows of vertical lines. Each row contains 20 lines. The first and third rows have a small horizontal tick mark on the right side of each line. The second row has a small horizontal tick mark on the left side of each line. The lines are evenly spaced and extend across the width of the page.

A handwriting practice sheet for the letter 'I'. It features three rows of vertical lines. Each row contains 20 columns. The first 10 columns of each row are for the lowercase letter 'i', and the next 10 columns are for the uppercase letter 'I'. Each column contains a vertical line with a small horizontal tick at the top, indicating the starting point for writing. The lines are evenly spaced and extend across the width of the page.

WATER					
8"	Waterline	Rocky Top Dr.	Sunset St.	Duke City St.	/
8"	Waterline	Rocky Top Dr.	Sandia Sunset Ave	Manzano Vista Ave	/
8"	Waterline	Sunset St.	Rodey Ave.	Rocky Top Dr.	/
8"	Waterline	Popejoy St.	Rodey Ave.	Rocky Top Dr.	/
8"	Waterline	Rodey Ave.	Popejoy St.	Tract J	/
8"	Waterline	Tract J	Rodey Ave.	Sandia Sunset Ave	/
8"	Pressure Reducing Station	Tract J	Rodey Ave.	Sandia Sunset Ave	/
8"	Waterline	Tract 1-A-1-B	Blue Ribbon Rd	Existing 8" Tract 1-A-1-B	/
8"	Waterline	Tract 1-A-1-B	PRV in Tract J	New 8" Tract 1-A-1-B	/
4"	Waterline	Rodey Ave	Popejoy St	West End of Sub	/
8"	Waterline	Duke City St	Rocky Top Dr.	Fred Harvey Ave.	/
10"	Waterline	Sandia Sunset Ave	Rock Squirrel Ave.	Lot 16 Block 9	/
8"	Waterline	Sandia Sunset Ave	Lot 16 Block 9	Tract J	/
8"	Waterline	Rock Squirrel Ave.	Sandia Sunset Ave	Rocky Top Dr.	/
10	Waterline	Rock Squirrel Ave.	Sandia Sunset Ave	Manzano Vista Ave.	/
8"	Waterline	Cougar Run St.	Manzano Vista Ave.	Tract O	/
10"	Waterline	Manzano Vista Ave.	Rock Squirrel Ave.	Silver Dollar St.	/
8"	Waterline	Manzano Vista Ave.	Rock Squirrel Ave.	Cougar Run St.	/
8"	Waterline	Running Bear Ave.	Cougar Run St.	White Dove	/
8"	Waterline	Hubbard St	Sandia Sunset Ave.	Fred Harvey Ave.	/
10"	Waterline	Silver Dollar St	Manzano Vista Ave.	Pocono Rd.	/
8"	Waterline	Silver Dollar St	Sandia Sunset Ave.	Manzano Vista Ave.	/
10"	Pressure Reducing Station	Tract O	Silver Dollar St.	Existing 10" Waterline	/
10"	Waterline	Pocono Rd.	Silver Dollar St.	Existing 10" Waterline	/
4"	Waterline	Duke City St.	Fred Harvey Ave.	Lot 25 Block 17	/
4"	Waterline	Hubbard St.	Fred Harvey Ave.	Lot 1 Block 20	/

A handwriting practice sheet for the letter 't'. It features a grid of 30 columns and 3 rows. Each column contains a large uppercase 'T' and a lowercase 't' for tracing. The letters are formed by a vertical line and a horizontal crossbar. The sheet is designed for children to practice the stroke order and placement of the letter 't' on lined paper.

The items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector P.E.	City Cnst Engineer	
							/	/	
							/	/	
							/	/	
Approval of Creditable Items:							Approval of Creditable Items:		
Impact Fee Administrator Signature							Date	City User Dept. Signature	Date

- Sidewalks to be Deferred
- Street Lights Per DPM
- Water Infrastructure includes Valves, Fittings, Valve Boxes, Fire Hydrants, and Appurtenances.
- Sanitary Sewer includes manholes and service connection to property line
- Storm Drain includes manholes & inlets and Storm Drain sizes shall be per DRC final design and analysis.
- Engineer's Certification of Private Grading & Drainage per DPM for release of SIA & Financial Guaranty's. Financial Guaranty's are not required for grading.
- Financial Guarantee for this item will be in the form of a bond or cashier's check to AMAFCA.
- Paving Infrastructure includes traffic signing and striping of Rocky Top Dr. to provide two 12' drive lanes and one 6' bike lane.
- Upon Preliminary Plat approval owners will protect the Archeology site with a 6' temporary Chain link fence.
- The owners will authorize Lone Mountain to proceed with the recovery plan as approved by the SHPO as soon as possible.

AGENT / OWNER

Diane Hoelzer, PE

NAME (print)

Mark Goodwin & Associates, PA

SIGNATURE - date
Mark Goodwin 4-10-17

MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION: N/A

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

DRB CHAIR - date

4-12-17

TRANSPORTATION DEVELOPMENT - date

4/12/17

UTILITY DEVELOPMENT - date

4/12/17

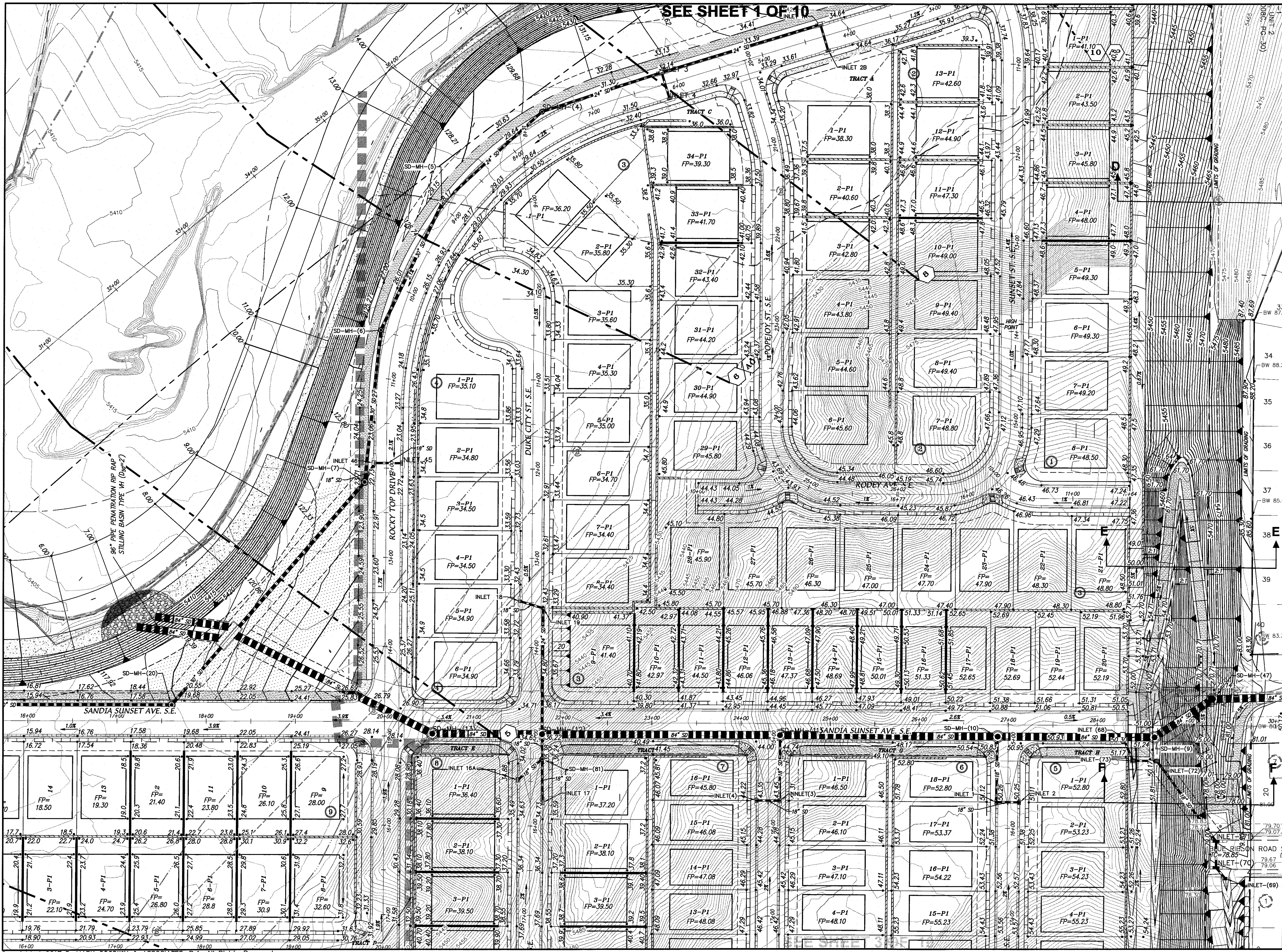
CITY ENGINEER - date

AMAFCA - date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRB CHAIR	USER DEPARTMENT	AGENT / OWNER



SEE SHEET 1 OF 10

ENGINEER'S SEAL		SURVEY INFORMATION		AS BUILT INFORMATION	
		NO.	DATE	CONTRACTOR	DATE
		BY	DATE	INSPECTOR	DATE
		REMARKS	REVISIONS	DATE	DATE
		DESIGNED BY	DATE	DATE	DATE
NO.		DATE	DATE	DATE	DATE
BY		DATE	DATE	DATE	DATE
REMARKS		REVISIONS	DATE	DATE	DATE
DESIGNED BY		DATE	DATE	DATE	DATE
DRAWN BY		DATE	DATE	DATE	DATE
CHECKED BY		DATE	DATE	DATE	DATE

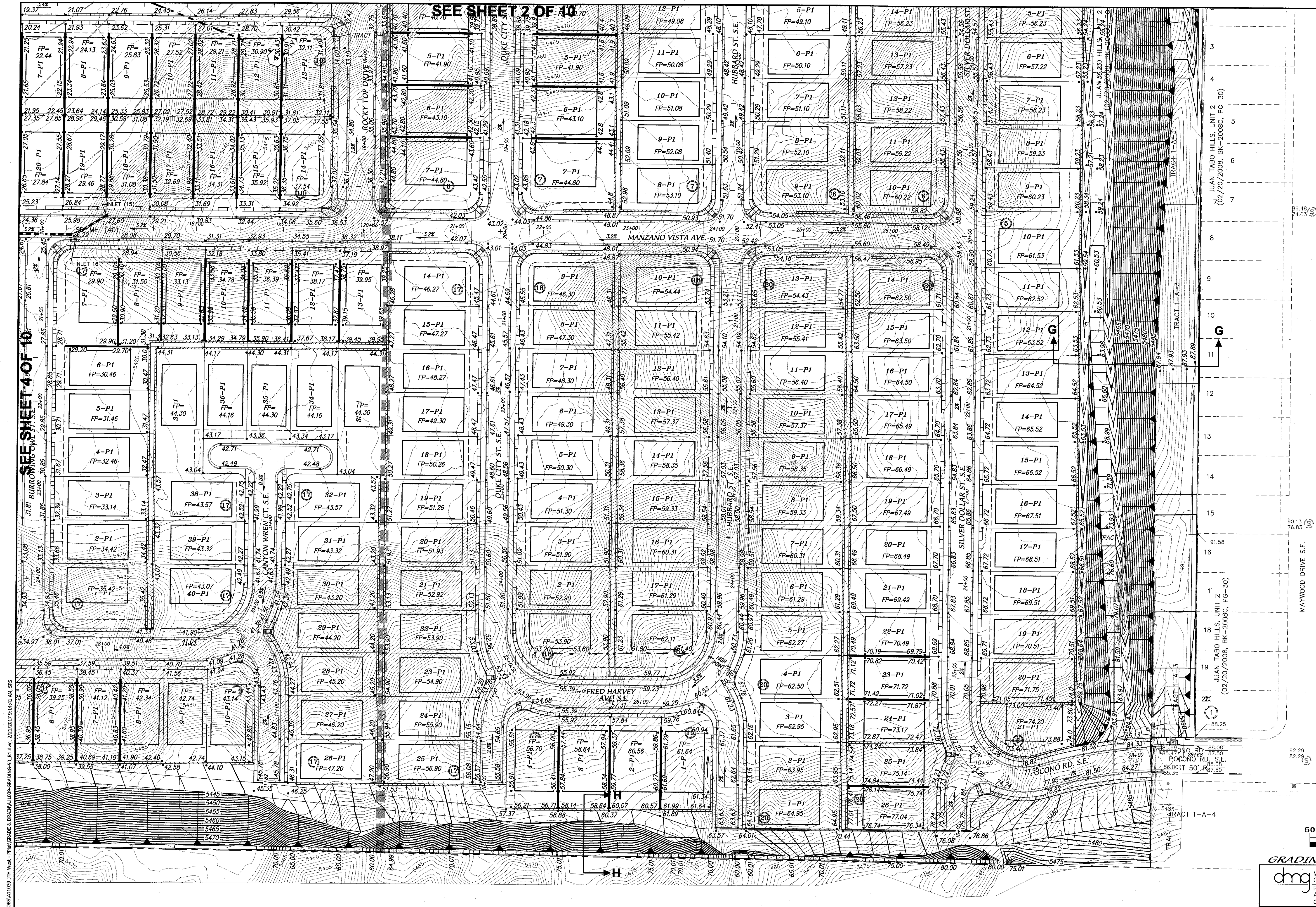
STATION 5-402" IS LOCATED 8.7 MI. SE. OF DOWNTOWN ALBUQUERQUE ON THE EAST SIDE OF THE MUNICIPAL LIMITS LINE IN THE FOUR HILLS SUBDIVISION AREA. STATION IS 600 FT. EAST OF MUNICIPAL LIMITS LINE. 77.9' SE OF POWER POLE #237 & 186.0' NW OF POWER POLE #60. STATION IS A STANDARD ACS BRASS DISK SET IN A CONCRETE MONUMENT IN THE GROUND. STATION IS STAMPED "5-402".
N= 1,564,263.207, Y= 1,475,762.065, (NAD 83), Z= 5597.219 (NAVD 1989)

SCALE: 1" = 50'

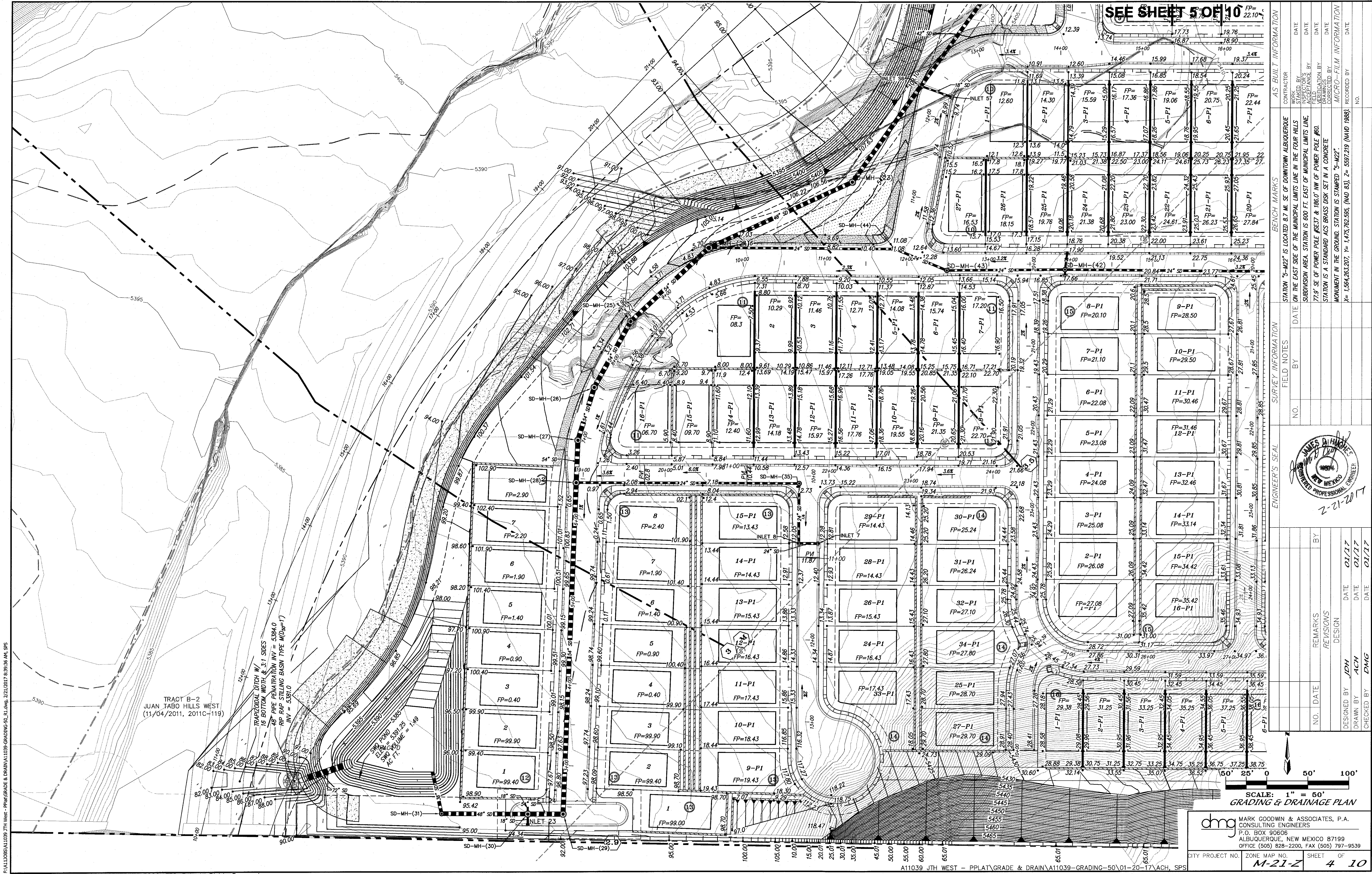
GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A. CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 2 10



SURVEY INFORMATION		FIELD NOTES		ENGINEER'S SEAL		AS BUILT INFORMATION	
NO.	BY	DATE	DATE	NO.	BY	DATE	DATE
1				1			
2				2			
3				3			
4				4			
5				5			
6				6			
7				7			
8				8			
9				9			
10				10			
11				11			
12				12			
13				13			
14				14			
15				15			
16				16			
17				17			
18				18			
19				19			
20				20			
21				21			
22				22			
23				23			
24				24			
25				25			
26				26			
27				27			
28				28			
29				29			
30				30			
31				31			
32				32			
33				33			
34				34			
35				35			
36				36			
37				37			
38				38			
39				39			
40				40			
41				41			
42				42			
43				43			
44				44			
45				45			
46				46			
47				47			
48				48			
49				49			
50				50			
51				51			
52				52			
53				53			
54				54			
55				55			
56				56			
57				57			
58				58			
59				59			
60				60			
61				61			
62				62			
63				63			
64				64			
65				65			
66				66			
67				67			
68				68			
69				69			
70				70			
71				71			
72				72			
73				73			
74				74			
75				75			
76				76			
77				77			
78				78			
79				79			
80				80			
81				81			
82				82			
83				83			
84				84			
85				85			
86				86			
87				87			
88				88			
89				89			
90				90			
91				91			
92				92			
93				93			
94				94			
95				95			
96				96			
97				97			
98				98			
99				99			
100				100			



Copyright © 2017 D. MARK GOODWIN & ASSOCIATES, P.A. All Rights Reserved.

AS BUILT INFORMATION				BENCH MARKS			
CONTRACTOR	DATE	BY	NO.	CONTRACTOR	DATE	BY	NO.
INSPECTOR'S	DATE	BY	NO.	INSPECTOR'S	DATE	BY	NO.
STATIONED BY	DATE	BY	NO.	STATIONED BY	DATE	BY	NO.
FIELD BY	DATE	BY	NO.	FIELD BY	DATE	BY	NO.
VERIFICATION BY	DATE	BY	NO.	VERIFICATION BY	DATE	BY	NO.
CORRECTED BY	DATE	BY	NO.	CORRECTED BY	DATE	BY	NO.
MICRO-FILM INFORMATION				MICRO-FILM INFORMATION			
RECORDED BY	DATE	BY	NO.	RECORDED BY	DATE	BY	NO.

SURVEY INFORMATION			
ENGINEER'S SEAL	DATE	BY	NO.
REMARKS	DATE	BY	NO.
DESIGN	DATE	BY	NO.
REVISIONS	DATE	BY	NO.
DESIGNED BY	DATE	BY	NO.
DRAWN BY	DATE	BY	NO.
CHECKED BY	DATE	BY	NO.

SCALE: 1" = 50'

GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF

M-21-Z 4 10

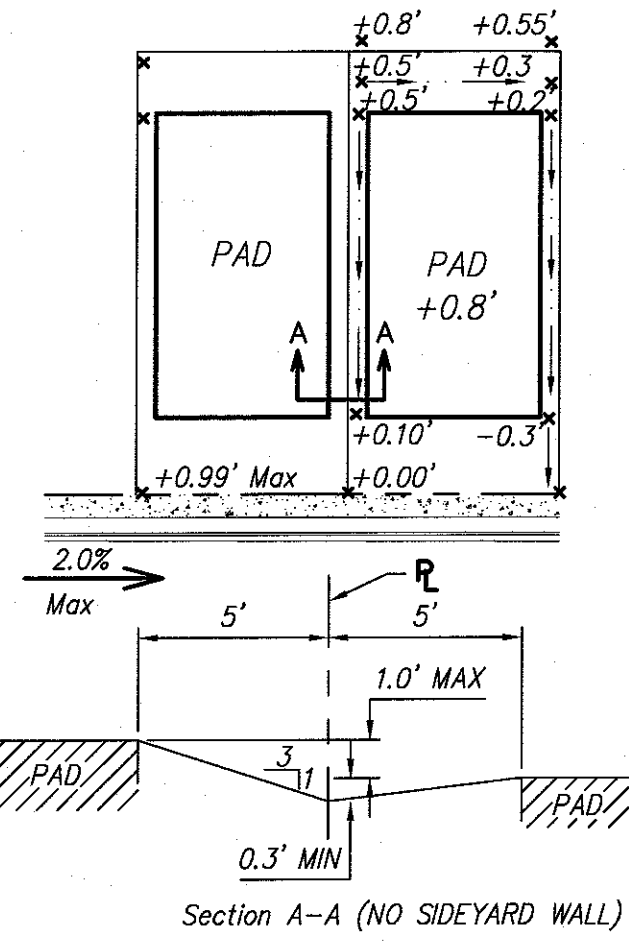
GRADING NOTES:

1. THE CONTRACTOR(S) MUST COMPLY WITH NPDES TEMPORARY CONSTRUCTION REQUIREMENTS AND OBTAIN A PERMIT. CONTRACTOR SHALL ALSO PROVIDE A COPY OF THE APPLICATION FOR PERMIT AND NOTICE OF TERMINATION TO THE OWNER.
2. THE CONTRACTOR(S) IS RESPONSIBLE FOR PREPARING AND MAINTAINING A SWPPP FOR THE DURATION OF INFRASTRUCTURE CONSTRUCTION AND UNTIL THE CITY OF ALBUQUERQUE ACCEPTS THE PUBLIC INFRASTRUCTURE. CONTRACTOR SHALL PROVIDE THE OWNER WITH A COPY OF THE SWPPP AT THE BEGINNING OF THE PROJECT AND AT THE TIME OF NOTICE OF TERMINATION.
3. THE CONTRACTOR(S) IS RESPONSIBLE FOR CONSTRUCTING AND MAINTAINING EROSION CONTROLS FOR THE DURATION OF THE CONSTRUCTION OF THE PUBLIC INFRASTRUCTURE AND FOR THE REMOVAL OF THE EROSION CONTROLS WHERE DIRECTED TO DO SO BY THE OWNER AT THE TIME OF NOTICE OF TERMINATION.
4. THE CONTRACTOR IS RESPONSIBLE FOR CONSTRUCTION STAKING AND IS TO PROVIDE AN AS-BUILT SURVEY CERTIFIED BY A REGISTERED PROFESSIONAL SURVEYOR TO THE OWNER UPON COMPLETION OF THE CONSTRUCTION. THE EARTHWORK CONTRACTOR IS TO PROVIDE EARTHWORK SURVEY, AND THE WALL BUILDER IS TO PROVIDE WALL SURVEY.
5. EARTHWORK CONTRACTOR SHALL PREPARE ROUGH SUBGRADE FOR THE RETAINING WALL CONSTRUCTION AND PROVIDE SUFFICIENT BACKFILL MATERIAL STOCKPILED ON THE HIGH SIDE OF EACH WALL FOR THE WALL BUILDER TO COMPLETELY BACKFILL THE WALLS.
6. RETAINING WALLS ARE SHOWN FOR GRADING PURPOSES ONLY. RETAINING WALL DESIGN IS TO BE PERFORMED BY OTHERS, AND SHALL BE SUBMITTED TO THE CITY OF ALBUQUERQUE FOR REVIEW, APPROVAL, PERMIT, AND INSPECTION.
7. EARTHWORK CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL INVESTIGATION BY GEOTEST, INC. DATED JUNE 29, 2012.
8. TOPOGRAPHIC AND BOUNDARY SURVEY ARE BY ALDRICH LAND SURVEYING NOVEMBER 2011.
9. BENCHMARK USED IS AGRS BRASS CAP STAMPED "7-M21" HAVING AN ELEVATION OF 5498.07 (NGVD29).
10. FEMA SPECIAL FLOOD HAZARD ZONE ON THIS PROPERTY AS SHOWN ON LOMR CASE NO. 13-06-1053P EFFECTIVE JUNE 17, 2013.

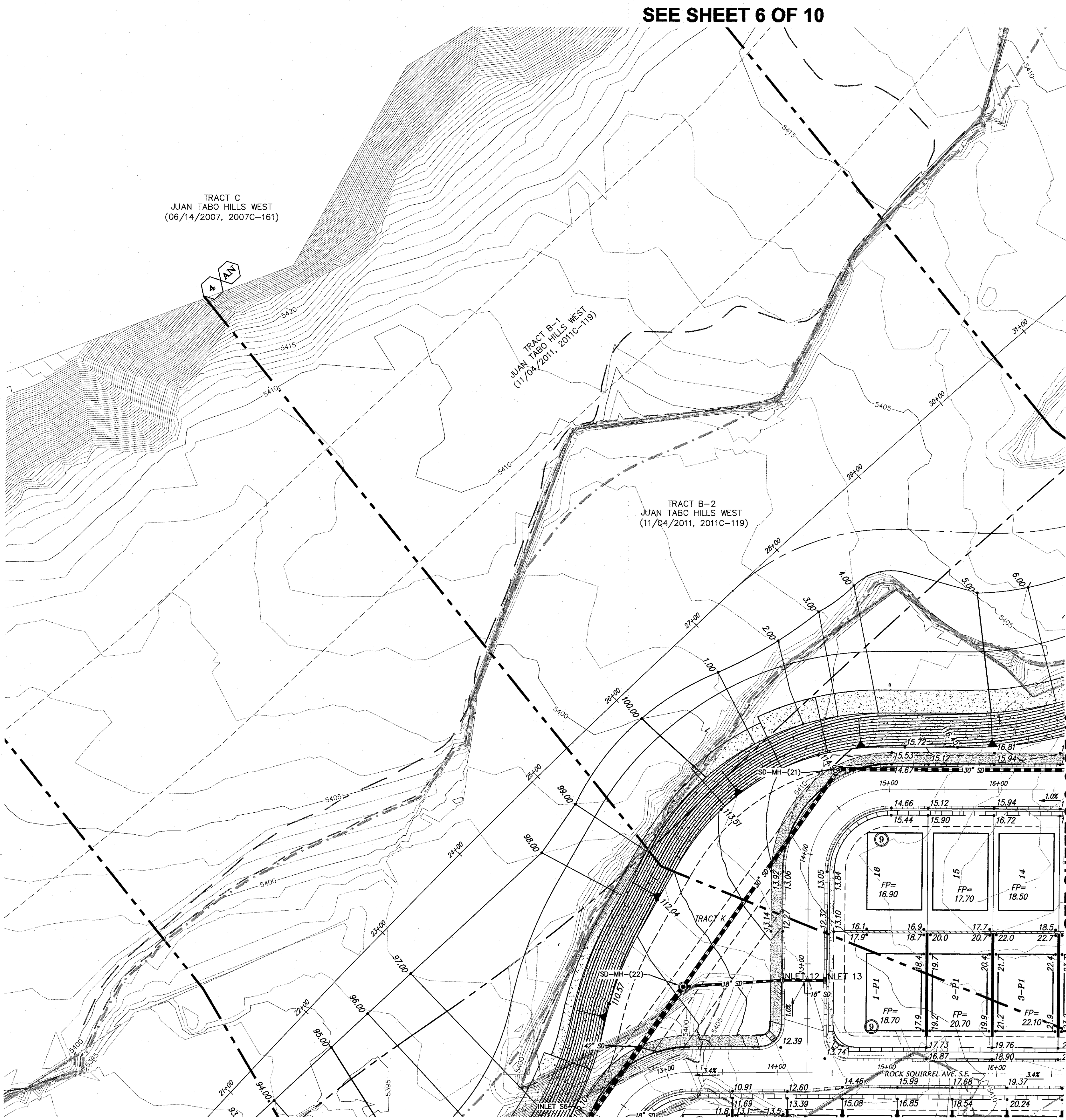
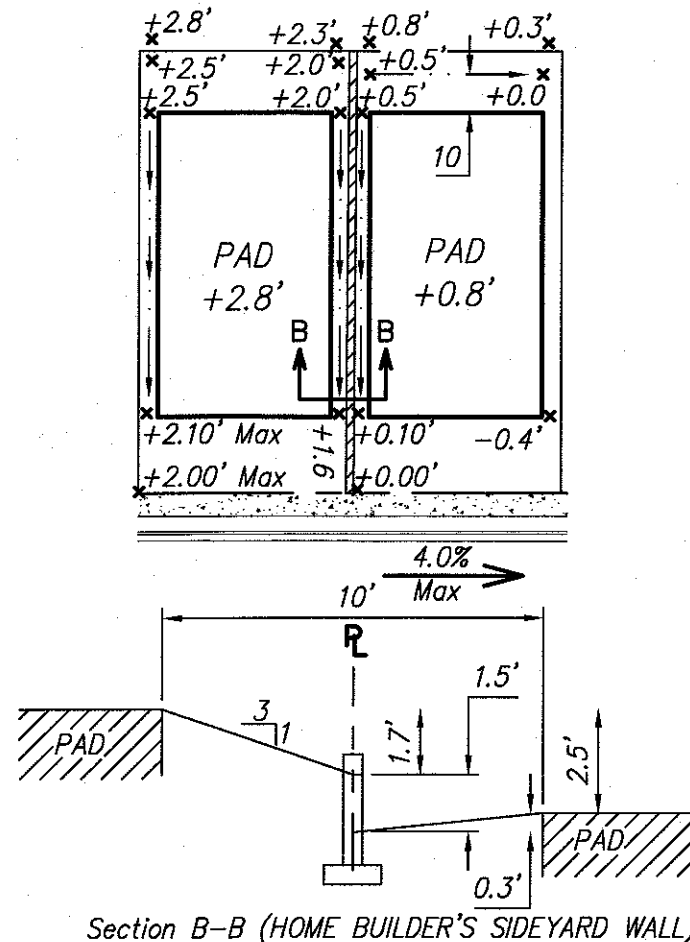
FLOOD PLAIN LEGEND

- LIMITS 100 YEAR FLOOD PLAIN
- LIMITS 500 YEAR FLOOD PLAIN
- LIMITS OF FLOODWAY
- LIMITS AO ZONE

TYPICAL LOT GRADING
W/O SIDEYARD WALL



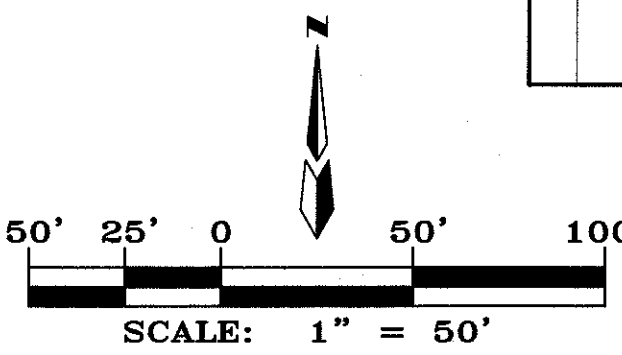
TYPICAL LOT GRADING
WITH SIDEYARD WALL



SEE SHEET 6 OF 10

SEE SHEET 2 & 3 OF 10

SEE SHEET 4 OF 10



GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 5 10

ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
				FIELD NOTES		CONTRACTOR	
				NO.	BY	DATE	WORK
							STARTED BY
							ACCEPTED BY
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE
							DATE



50' 25' 0 50' 100'

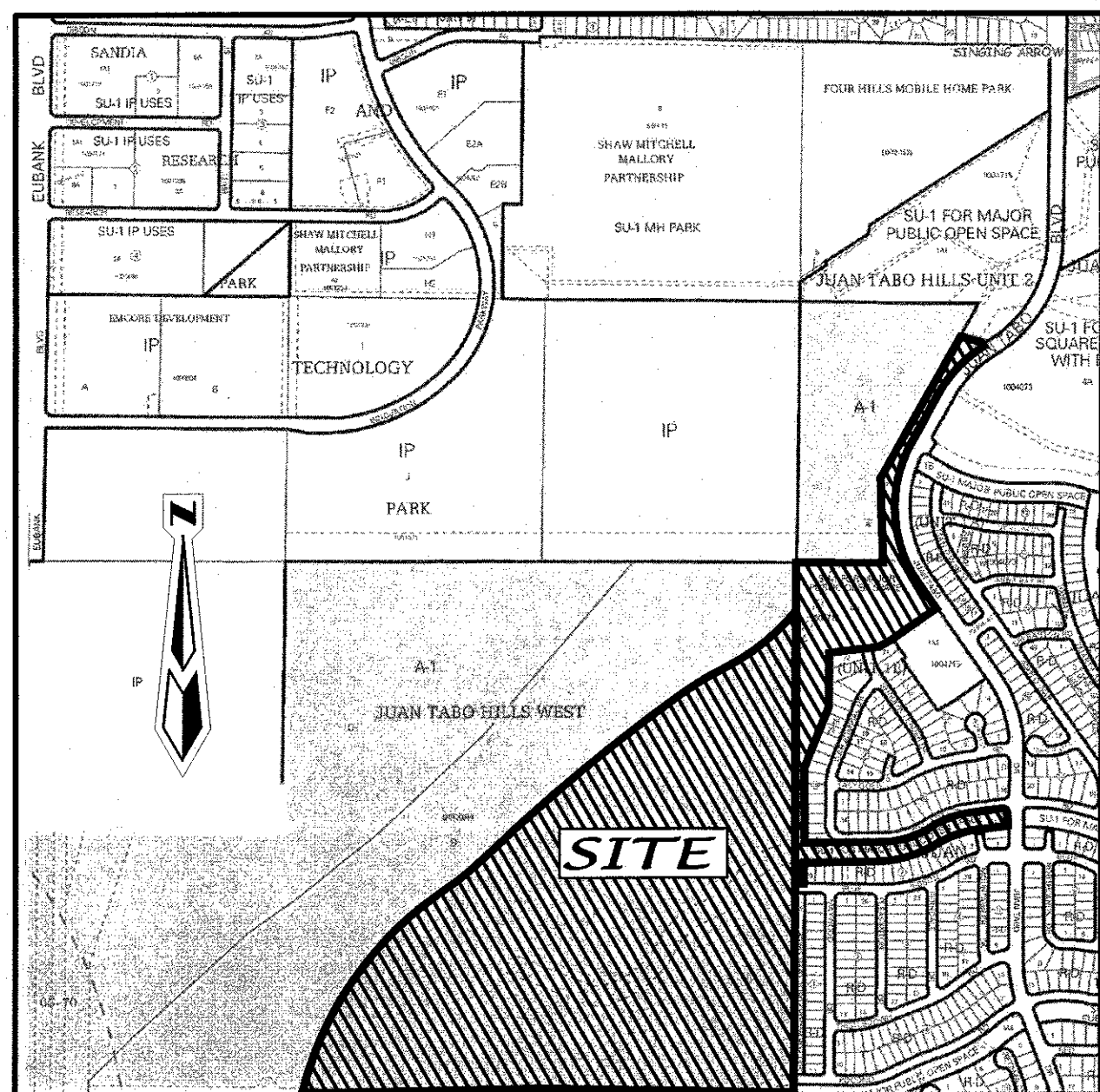
SCALE: 1" = 50'

GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
	M-21-Z	6	10

[illegible]



VICINITY MAP (NTS) ZONE ATLAS MAP M-21

SUBDIVISION DATA

GROSS ACREAGE 98.4699 AC.
ZONE ATLAS NO. M-21-Z
NO. OF LOTS CREATED 329 LOTS
NO. OF TRACTS CREATED 13 TRACTS
RIGHT-OF-WAY AREA DEDICATED TO CITY. 18.2552 AC
DATE OF SURVEY DECEMBER, 2003

PURPOSE OF PLAT

1. SUBDIVIDE TRACT "A" JUAN TABO HILLS WEST INTO 329 RESIDENTIAL LOTS AND 15 TRACTS AND TO SUBDIVIDE TRACT "1-A-1" JUAN TABO HILLS, UNIT 2 INTO TWO TRACTS.
2. DEDICATE RIGHT-OF-WAY AS SHOWN.
3. GRANT NEW EASEMENTS AS SHOWN.
4. VACATE EASEMENTS AS SHOWN.

NOTES

1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS SHALL BE MARKED BY A #5 REBAR W/CAP STAMPED PS#77192.
2. ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE PCS, PTS, ANGLE POINTS, AND STREET INTERSECTIONS AND SHOWN THUS $\blacktriangle$ WILL BE MARKED BY A FOUR INCH (4") ALUMINUM CAP STAMPED:
"CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION"
"DO NOT DISTURB"
PS#7719"
3. BOUNDARY SHALL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
4. BASIS OF BEARING SHALL BE NEW MEXICO STATE PLANE GRID BEARINGS.
5. ALL DISTANCES SHALL BE GROUND DISTANCES
6. MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, STREET INTERSECTIONS, AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION.

APPROVED

EASTSIDE DEVELOPMENT, INC. OWNER "TRACT A JUAN TABO HILLS WEST"
[Signature] 2-1-17
DATE
ITS MEMBER EASTSIDE DEVELOPMENT, INC.
REX P. WILSON, CO-PRESIDENT
[Signature] 2-1-17
DATE
ITS MEMBER EASTSIDE DEVELOPMENT, INC.
SCOTT GRADY, CO-PRESIDENT
CITY OF ALBUQUERQUE OWNER "TRACT 1-A-1, JUAN TABO HILLS, UNIT 2"
[Signature] 3/30/17
ROBERT J. PERRY, CHIEF ADMINISTRATIVE OFFICER
[Signature] 2/28/17
CITY SURVEYOR, CITY OF ALBUQUERQUE, N.M.

ENGINEERS

D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87119
(505) 828-2200

SURVEYOR

ALDRICH LAND SURVEY
P.O. BOX 30701
ALBUQUERQUE, N.M. 87190-0701
(505) 884-1990

OWNERS

JUAN TABO HILLS WEST LLC
P.O. BOX 9470
ALBUQUERQUE, NEW MEXICO 87119
(505) 899-6788

SITE BENCHMARK

AGRS MONUMENT
"5-M22"
ELEVATION=5594.518
(NAVD 1929)

LEGAL DESCRIPTION

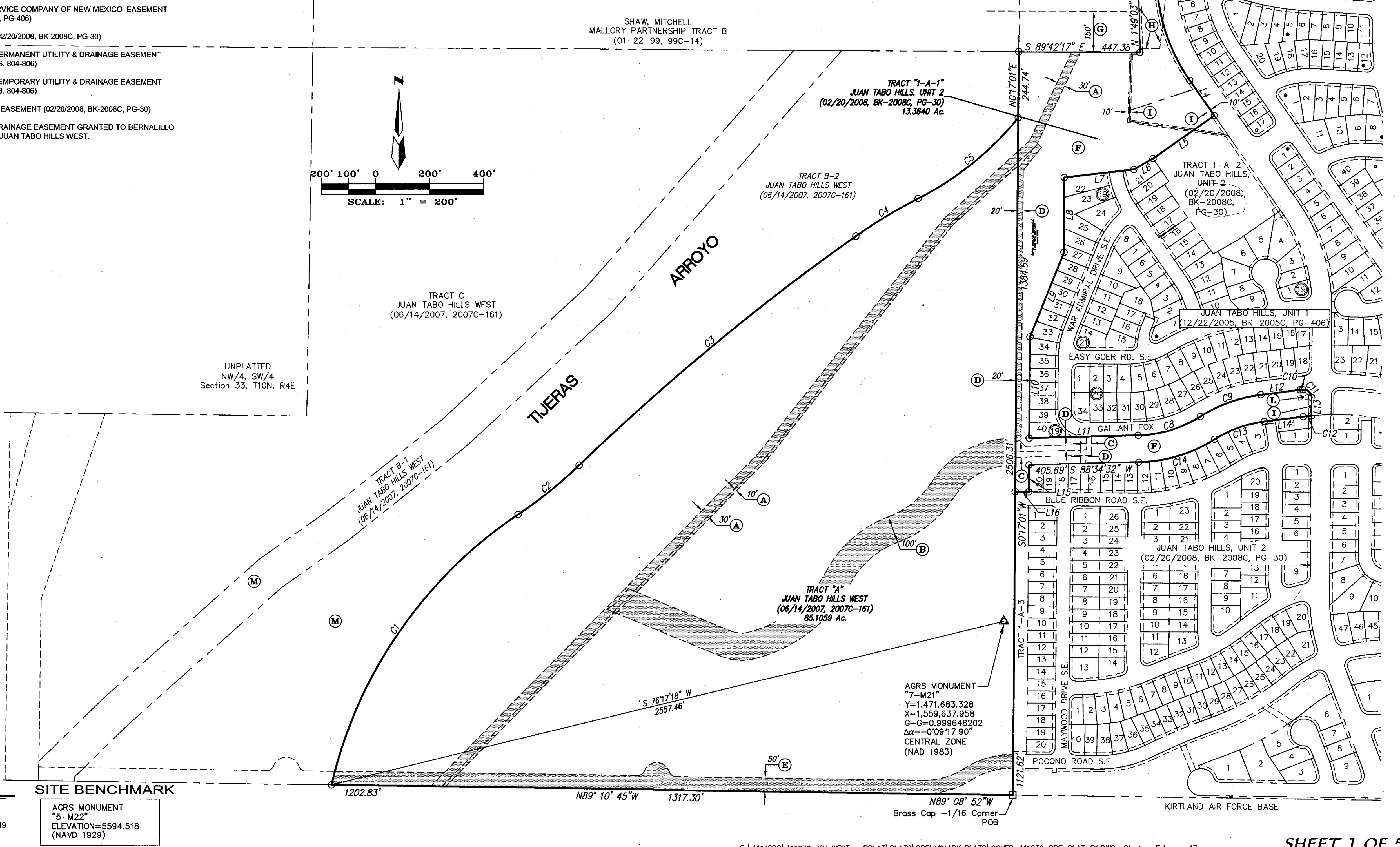
Tract of land situate within Sections 33 and 34, Township 10 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT A, JUAN TABO HILLS WEST, as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on June 14, 2007 in Book 2007C, Page 161 and TRACT 1-A-1, JUAN TABO HILLS, UNIT 2, as the same is shown and designated on said plat filed for record in the office of County Clerk of Bernalillo County, New Mexico on February 20, 2008 in Book 2008C, Page 30 and contains 98.4699 acres more or less.

EASEMENTS

- A EXISTING 30' FOOT SANITARY SEWER EASEMENT FOR THE CITY OF ALBUQUERQUE, FILED MARCH 22, 1979 IN MISC. 677 IN PAGES 777-780 AND FEBRUARY 14, 1979 IN BOOK MISC. 676 IN BOOK 46-49 AND THE TEMPORARY 10' EASEMENT IS FOR CONSTRUCTION. TO BE VACATED
- B EXISTING 100' DRAINAGE EASEMENT FILED AUGUST 8, 2006, IN BK A122, PAGE 9354. TO BE VACATED
- C EXIST. 20' WATERLINE EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406.
- D EXIST. 20' SANITARY SEWER EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406. PORTION TO BE VACATED
- E EXISTING 50' PRIVATE ACCESS EASEMENT JUNE 14, 2007, BOOK 2007C PAGE 161. TO BE VACATED
- F AN EXISTING BLANKET DRAINAGE EASEMENT ON TRACT 1-A-1 FILED JANUARY 19, 2005 IN BOOK 2005C, PAGE 22.
- G EXISTING 150' PUBLIC SERVICE COMPANY OF NEW MEXICO EASEMENT (10-04-57, BK. D401, PG. 235)
- H EXISTING PUBLIC SERVICE COMPANY OF NEW MEXICO EASEMENT (12-22-2005, BK-2005C, PG-406)
- I EXISTING 10' P.U.E. (02/20/2008, BK-2008C, PG-30)
- J EXISTING 30' C.O.A. PERMANENT UTILITY & DRAINAGE EASEMENT (01-26-78, BK. 583, PGS. 804-806)
- K EXISTING 10' C.O.A. TEMPORARY UTILITY & DRAINAGE EASEMENT (01-26-78, BK. 583, PGS. 804-806)
- L EXISTING 15'x40' PNM EASEMENT (02/20/2008, BK-2008C, PG-30)
- M EXISTING BLANKET DRAINAGE EASEMENT GRANTED TO BERNALILLO ON TRACTS B-1 & B-2 JUAN TABO HILLS WEST.

CURVE TABLE						
CURVE#	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	1647.00'	1241.69'	43°11'45"	652.02'	N34°31'12"E	1212.49'
C2	1628.00'	290.15'	10°12'41"	145.46'	N51°00'43"E	289.76'
C3	8872.00'	1330.26'	8°35'27"	666.38'	N50°12'06"E	1329.01'
C4	1772.00'	268.65'	8°41'11"	134.58'	N58°50'26"E	268.38'
C5	1128.00'	478.38'	24°17'57"	242.84'	S51°02'03"W	474.80'
C6	690.00'	374.54'	31°06'02"	192.01'	S43°52'25"W	369.95'
C7	686.00'	771.51'	64°26'17"	432.32'	S02°46'51"E	731.49'
C8	450.00'	242.23'	30°50'29"	124.13'	N73°09'19"E	239.31'
C9	550.00'	239.72'	24°58'22"	121.79'	N70°13'15"E	237.82'
C10	1050.00'	9.52'	0°31'09"	4.76'	N82°58'00"E	9.51'
C11	30.00'	50.82'	97°03'26"	33.94'	S48°14'42"E	44.95'
C12	950.00'	30.14'	1°49'05"	15.07'	S83°36'58"W	30.14'
C13	450.00'	196.13'	24°58'22"	99.65'	S70°13'15"W	194.58'
C14	550.00'	296.06'	30°50'29"	151.71'	S73°09'18"W	292.49'

Line Table		
Line #	Bearing	DISTANCE
L1	S74°16'53"E	142.42'
L2	S28°19'24"W	198.88'
L4	S35°00'00"E	159.38'
L5	S55°00'00"W	276.00'
L6	S60°26'38"W	81.23'
L7	S83°19'19"W	258.71'
L8	S0°00'00"E	276.99'
L9	S21°42'32"W	337.11'
L10	S0°17'01"W	374.51'
L11	N88°34'33"E	402.72'
L12	N82°42'26"E	145.51'
L13	S0°17'01"W	67.07'
L14	S82°42'26"W	145.51'
L15	S0°17'01"W	99.76'
L16	N89°19'34"W	50.00'



AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2016

REAMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2016

EASEMENTS

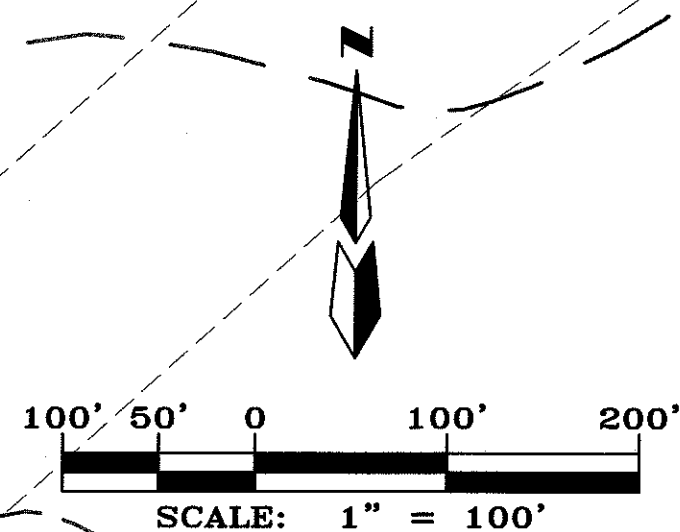
- (C) EXIST. 20' WATERLINE EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406.
- (D) EXIST. 20' SANITARY SEWER EASEMENT FILED DECEMBER 12, 2005 IN BOOK 2005C, PAGE 406.
A PORTION TO BE VACATED
- (F) AN EXISTING BLANKET DRAINAGE EASEMENT ON TRACT 1-A-1 FILED JANUARY 19, 2005 IN BOOK 2005C, PAGE 22.
- (N) NEW 10' PUBLIC TRAIL EASEMENT MAINTAINED BY THE H.O.A.
- (O) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (P) NEW 33' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (Q) NEW 20' SAS EASEMENT GRANTED TO A.B.C.W.U.A.
- (R) NEW 20' PUBLIC STORM DRAIN EASEMENT TO C.O.A.
- (S) NEW 25' PUBLIC STORM DRAIN EASEMENT TO C.O.A.
- (T) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (U) NEW BLANKET DRAINAGE EASEMENT GRANTED TO AMAFCA ON TRACTS L & M.
- (W) NEW 50' ACCESS EASEMENT GRANTED BY THIS PLAT.
- (X) NEW PUBLIC WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.

UNPLATTED
NW/4, SW/4
Section 33, T10N, R4E

FLOOD PLAIN LEGEND

- _____ LIMITS 100 YEAR FLOOD PLAIN
- _____ LIMITS 500 YEAR FLOOD PLAIN
- _____ LIMITS OF FLOODWAY
- _____ LIMITS AO ZONE

FEMA SPECIAL FLOOD HAZARD ZONE ON THIS PROPERTY AS SHOWN ON CASE NO. 13-06-1053P EFFECTIVE JUNE 17, 2013.



LEGEND

- | | |
|-----|--|
| 1 | LOT NUMBER |
| ⑦ | BLOCK NUMBER |
| ▲ | CENTER LINE MONUMENT |
| ROW | RIGHT-OF-WAY |
| ○ | FOUND 5/8" REBAR WITH
CAP "LS 7719" (TYP) |

TRACT B-2
JUAN TABO HILLS WEST
(11/04/2011, 2011C-119)

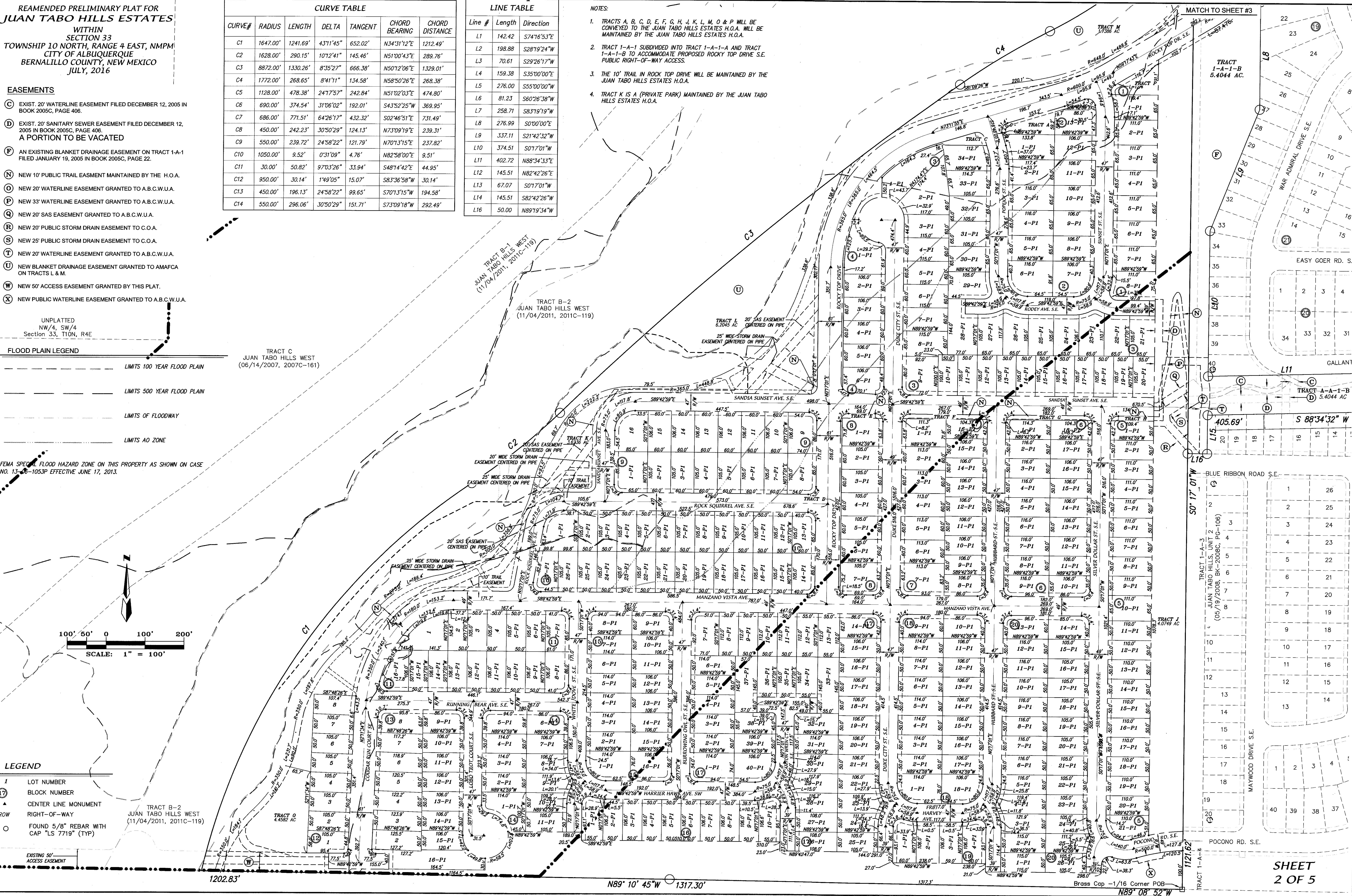
1202.83'

CURVE#	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	1647.00'	1241.69'	43°11'45"	652.02'	N34°31'12"E	1212.49'
C2	1628.00'	290.15'	10°12'41"	145.46'	N51°00'43"E	289.76'
C3	8872.00'	1330.26'	8°35'27"	666.38'	N50°12'06"E	1329.01'
C4	1772.00'	268.65'	8°41'11"	134.58'	N58°50'26"E	268.38'
C5	1128.00'	478.38'	24°17'57"	242.84'	N51°02'03"E	474.80'
C6	690.00'	374.54'	31°06'02"	192.01'	S43°52'25"W	369.95'
C7	686.00'	771.51'	64°26'17"	432.32'	S02°46'51"E	731.49'
C8	450.00'	242.23'	30°50'29"	124.13'	N73°09'19"E	239.31'
C9	550.00'	239.72'	24°58'22"	121.79'	N70°73'15"E	237.82'
C10	1050.00'	9.52'	0°31'09"	4.76'	N82°58'00"E	9.51'
C11	30.00'	50.82'	97°03'26"	33.94'	S48°14'42"E	44.95'
C12	950.00'	30.14'	1°49'05"	15.07'	S83°36'58"W	30.14'
C13	450.00'	196.13'	24°58'22"	99.65'	S70°13'15"W	194.58'
C14	550.00'	296.06'	30°50'29"	151.71'	S73°09'18"W	292.49'

LINE TABLE		
Line #	Length	Direction
L1	142.42	S74°16'53"E
L2	198.88	S29°19'24"W
L3	70.61	S29°26'17"W
L4	159.38	S35°00'00"E
L5	276.00	S55°00'00"W
L6	81.23	S60°26'38"W
L7	258.71	S83°19'19"W
L8	276.99	S00°00'00"E
L9	332.11	S21°42'32"W
L10	374.51	S01°01'01"W
L11	402.72	N88°34'33"E
L12	145.51	N82°42'26"E
L13	67.07	S01°01'01"W
L14	158.21	S82°42'26"W
L16	50.00	N89°19'34"W

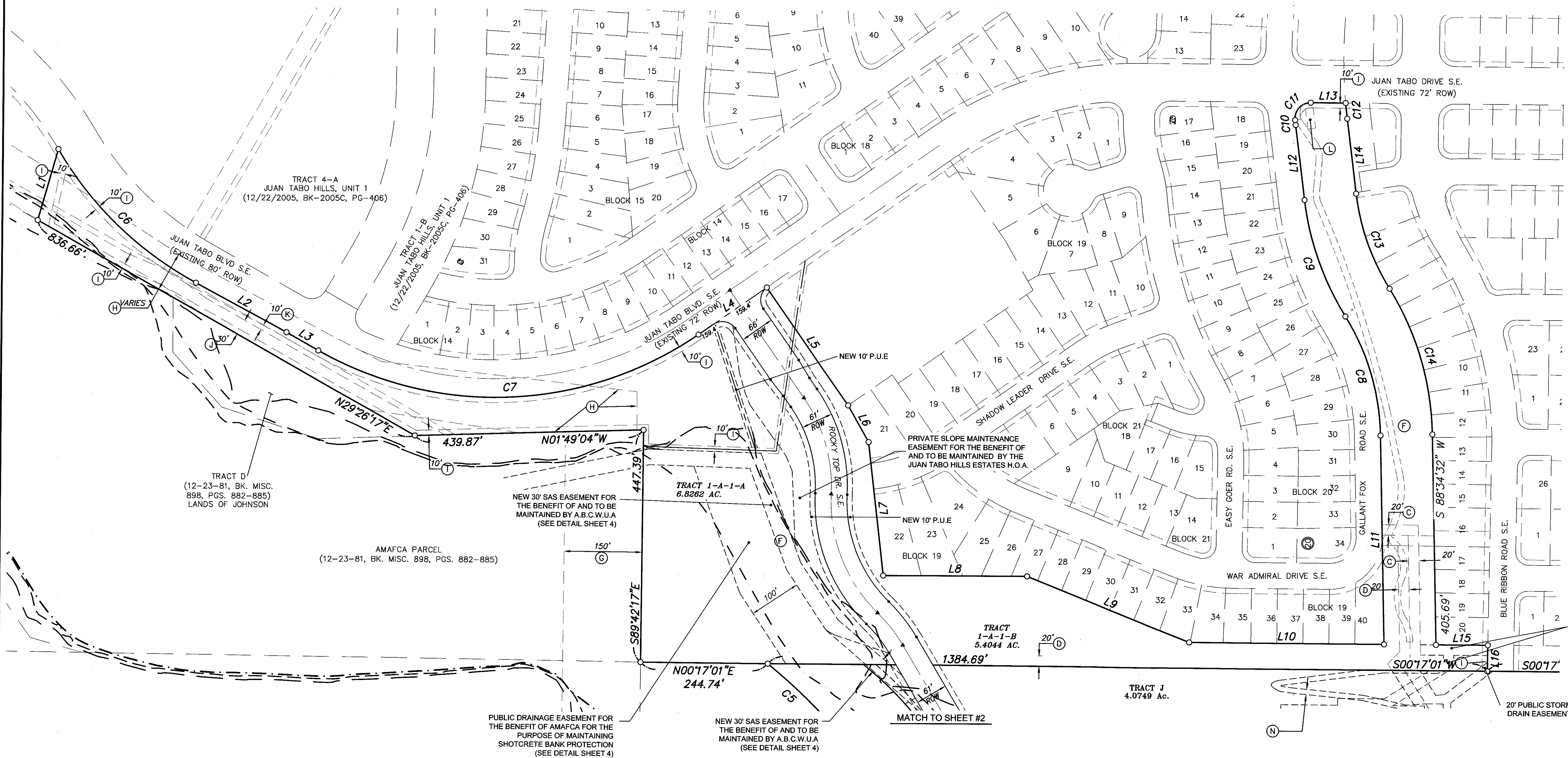
NOTES:

1. TRACTS A, B, C, D, E, F, G, H, J, K, L, M, O & P WILL BE CONVEYED TO THE JUAN TABO HILLS ESTATES H.O.A. WILL BE MAINTAINED BY THE JUAN TABO HILLS ESTATES H.O.A.
2. TRACT 1-A-1 SUBDIVIDED INTO TRACT 1-A-1-A AND TRACT 1-A-1-B TO ACCOMMODATE PROPOSED ROCKY TOP DRIVE S.E. PUBLIC RIGHT-OF-WAY ACCESS.
3. THE 10' TRAIL IN ROCK TOP DRIVE WILL BE MAINTAINED BY THE JUAN TABO HILLS ESTATES H.O.A.
4. TRACT K IS A (PRIVATE PARK) MAINTAINED BY THE JUAN TABO HILLS ESTATES H.O.A.



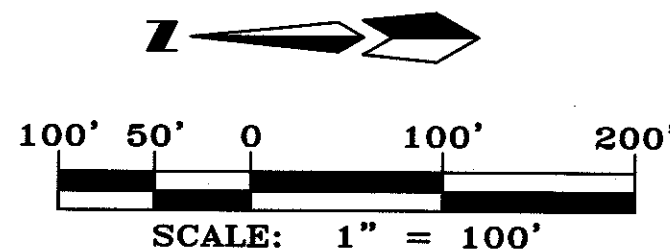
SHEET
2 OF 5

AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JANUARY, 2016



PARCEL LINE TABLE		
LINE	BEARING	DISTANCE
L1	S74°16'53"E	142.42'
L2	S28°19'24"W	198.88'
L3	S29°26'17"W	70.61'
L4	S35°00'00"E	159.38'
L5	S55°00'00"W	276.00'
L6	S60°26'38"W	81.23'
L7	S83°19'19"W	258.71'
L8	S0°00'00"E	276.99'
L9	S21°42'32"W	337.11'
L10	S0°17'01"W	374.51'
L11	N88°34'33"E	402.72'
L12	N82°42'26"E	145.51'
L13	S0°17'01"W	67.07'
L14	S82°42'26"W	145.51'
L16	N89°19'34"W	50.00'

CURVE TABLE						
CURVE#	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C2	1772.00'	268.65'	8°41'11"	134.58'	N58°50'26"E	268.38'
C3	8872.00'	1330.26'	8°35'27"	666.38'	N50°12'06"E	1329.01'
C4	1628.00'	290.15'	10°12'41"	145.46'	N51°00'43"E	289.76'
C5	1128.00'	478.38'	24°17'57"	242.84'	N51°02'03"E	474.80'
C6	690.00'	374.54'	31°06'02"	192.01'	S43°52'25"W	369.95'
C7	686.00'	771.51'	64°26'17"	432.32'	S02°46'51"E	731.49'
C8	450.00'	242.23'	30°50'29"	124.13'	N73°09'19"E	239.31'
C9	550.00'	239.72'	24°58'22"	121.79'	N70°13'15"E	237.82'
C10	1050.00'	9.52'	0°31'09"	4.76'	N82°58'00"E	9.51'
C11	30.00'	50.82'	97°03'26"	33.94'	S48°14'42"E	44.95'
C12	950.00'	30.14'	1°49'05"	15.07'	S83°36'58"W	30.14'
C13	450.00'	196.13'	24°58'22"	99.65'	S70°13'15"W	194.58'
C14	550.00'	296.06'	30°50'29"	151.71'	S73°09'18"W	292.49'



PROPERTY CORNERS

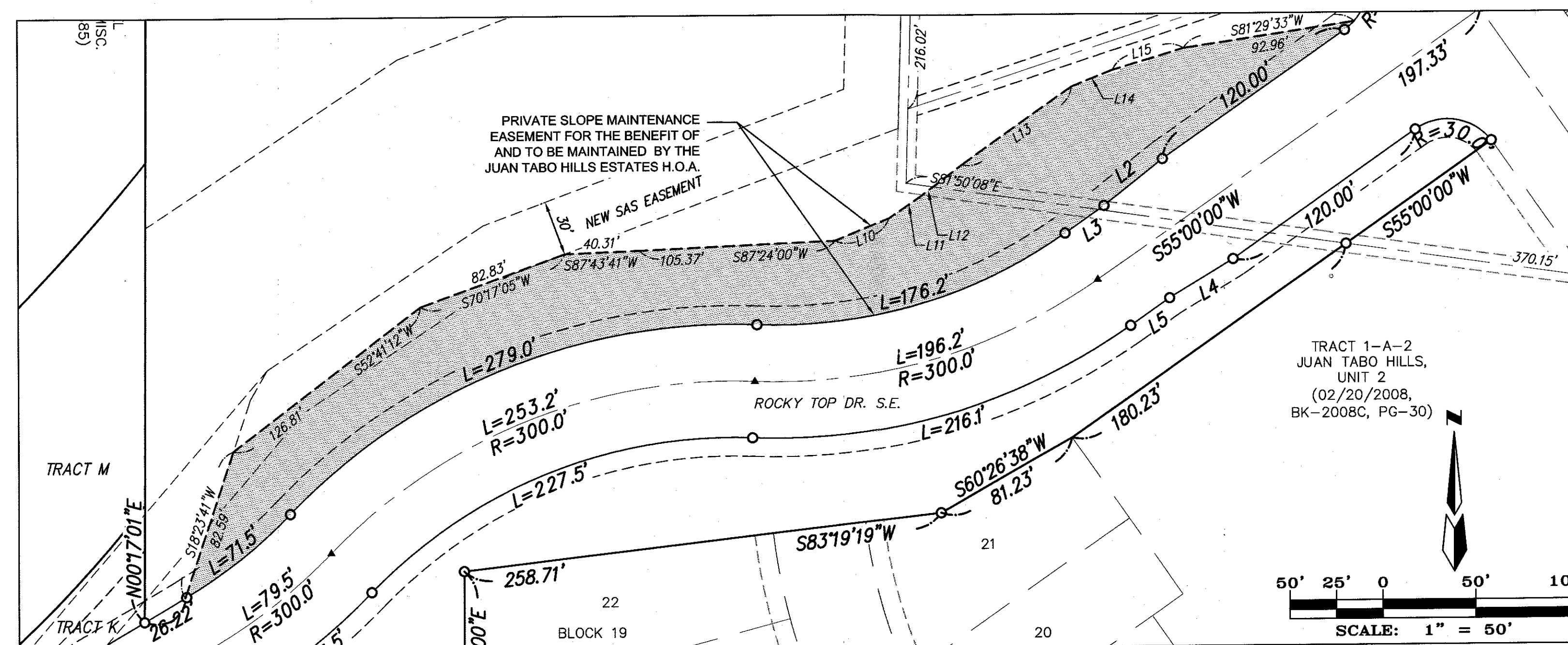
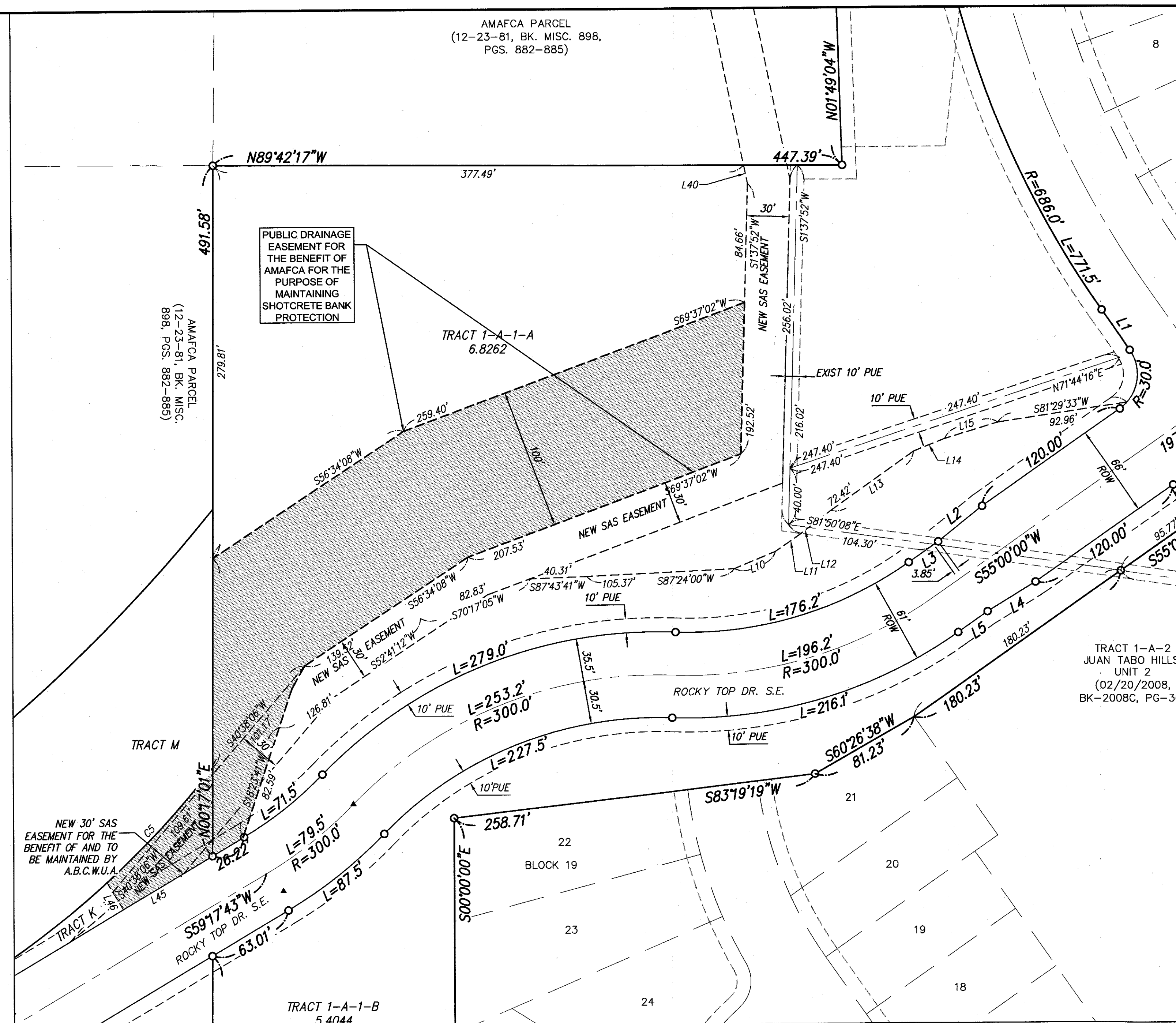
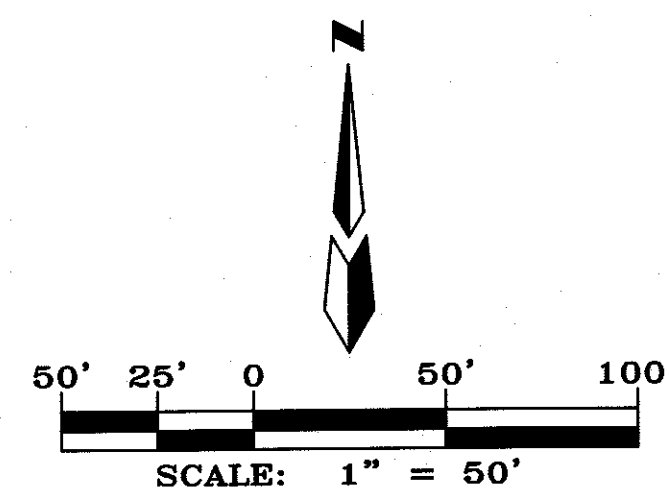
○ FOUND 5/8" REBAR WITH
CAP "LS 7719" (TYP)

LEGEND

- 1 LOT NUMBER
- 17 BLOCK NUMBER
- ▲ CENTER LINE MONUMENT
- ROW RIGHT-OF-WAY

- LIMITS 100 YEAR FLOOD PLAIN
- LIMITS 500 YEAR FLOOD PLAIN
- LIMITS OF FLOODWAY
- LIMITS AO ZONE

AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
 WITHIN
 SECTION 33
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 JULY, 2016



PROPERTY CORNERS

○ FOUND 5/8" REBAR WITH
 CAP "LS 7719" (TYP)

LEGEND

- | | |
|-----|----------------------|
| 1 | LOT NUMBER |
| 17 | BLOCK NUMBER |
| ▲ | CENTER LINE MONUMENT |
| ROW | RIGHT-OF-WAY |

AMENDED PRELIMINARY PLAT FOR
JUAN TABO HILLS ESTATES
WITHIN
SECTION 33
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2016

Line Table		
Line #	Direction	Length
L24	N89°42'59"W	7.00'
L25	N89°42'59"W	13.00'
L26	S89°35'26"E	26.26'
L27	S0°17'01"W	30.01'
L29	N0°17'01"E	65.07'
L30	N89°42'59"W	23.46'
L32	N89°42'59"W	13.00'
L33	N89°42'59"W	20.00'
L34	N89°42'59"W	20.00'
L36	N6°04'06"W	17.25'
L89	N7°55'02"E	23.12'
L91	S3°58'13"E	37.67'
L92	S0°24'34"W	33.79'
L93	N0°24'34"E	23.40'
L94	N89°35'26"W	24.25'
L95	S89°35'26"E	14.27'
L96	N3°58'13"W	38.74'

Curve Table					
Curve #	Length	Radius	Delta	Chord B.	Chord L.
C51	20.24'	64.56'	17°57'40"	S14°08'57"E	20.15'
C52	13.76'	37.30'	21°07'51"	N19°09'39"W	13.68'
C53	9.70'	5.00'	111°06'52"	N85°17'00"W	8.25'
C54	16.66'	56.50'	16°53'45"	S30°42'41"W	16.60'
C55	2.88'	1.00'	164°54'51"	N89°37'32"W	1.98'

NEW SANITARY SEWER EASEMENTS

NEW WATER LINE EASEMENTS

NEW STORM SEWER EASEMENTS

NEW TRAIL EASEMENTS

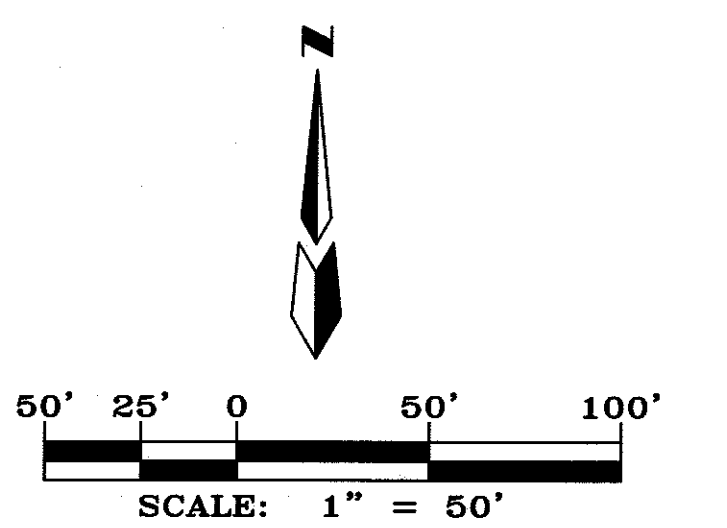
- (N) NEW 10' PUBLIC TRAIL EASMENT TO BE MAINTAINED BY H.O.A.
- (O) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (P) NEW 33' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.
- (Q) NEW 20' SAS EASEMENT GRANTED TO A.B.C.W.U.A.
- (R) NEW 20' PUBLIC STORM DRAIN EASEMENT
- (S) NEW 25' PUBLIC STORM DRAIN EASEMENT
- (T) NEW 20' WATERLINE EASEMENT GRANTED TO A.B.C.W.U.A.

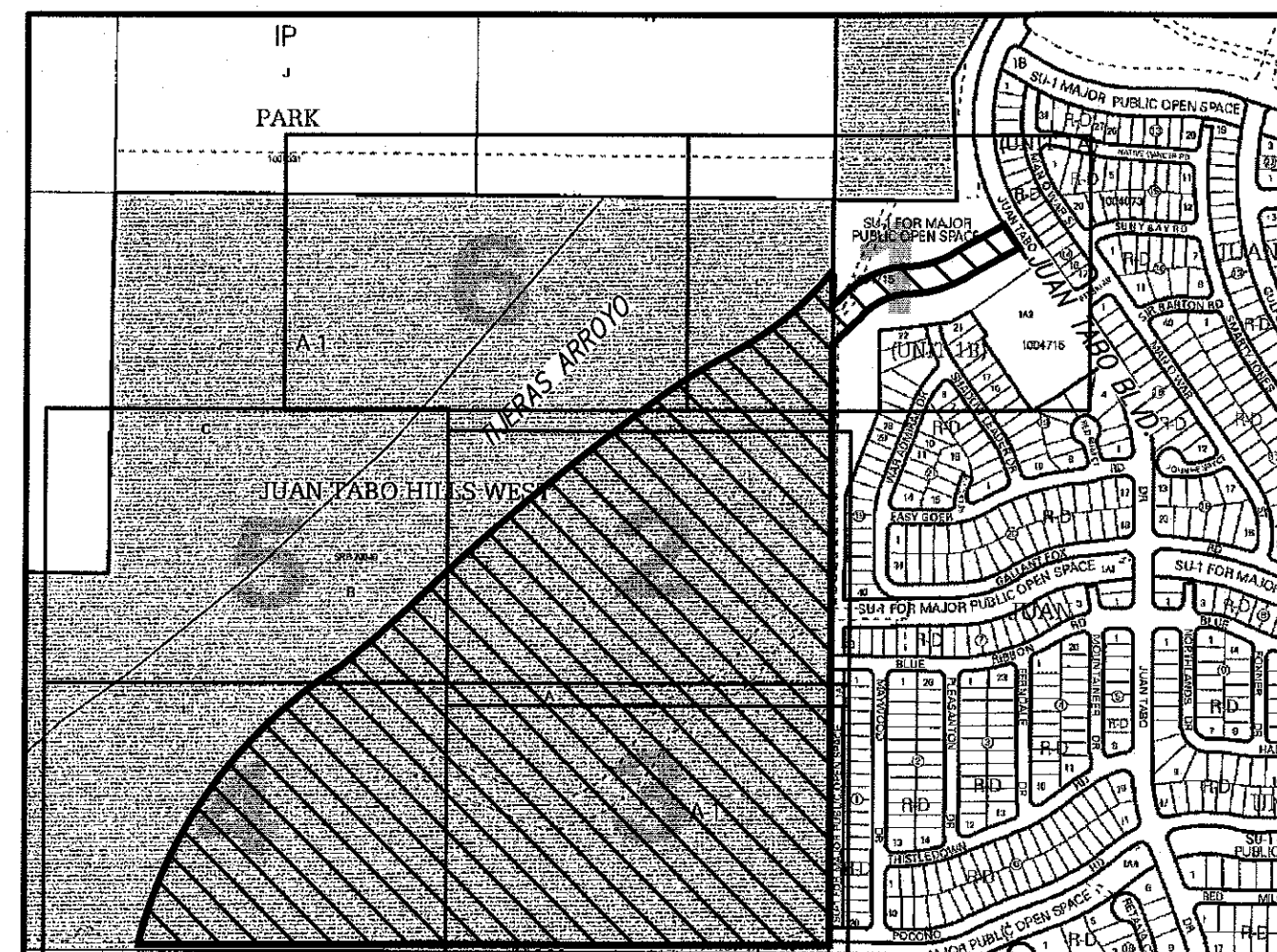
PROPERTY CORNERS

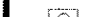
- FOUND 5/8" REBAR WITH CAP "LS 7719" (TYP)

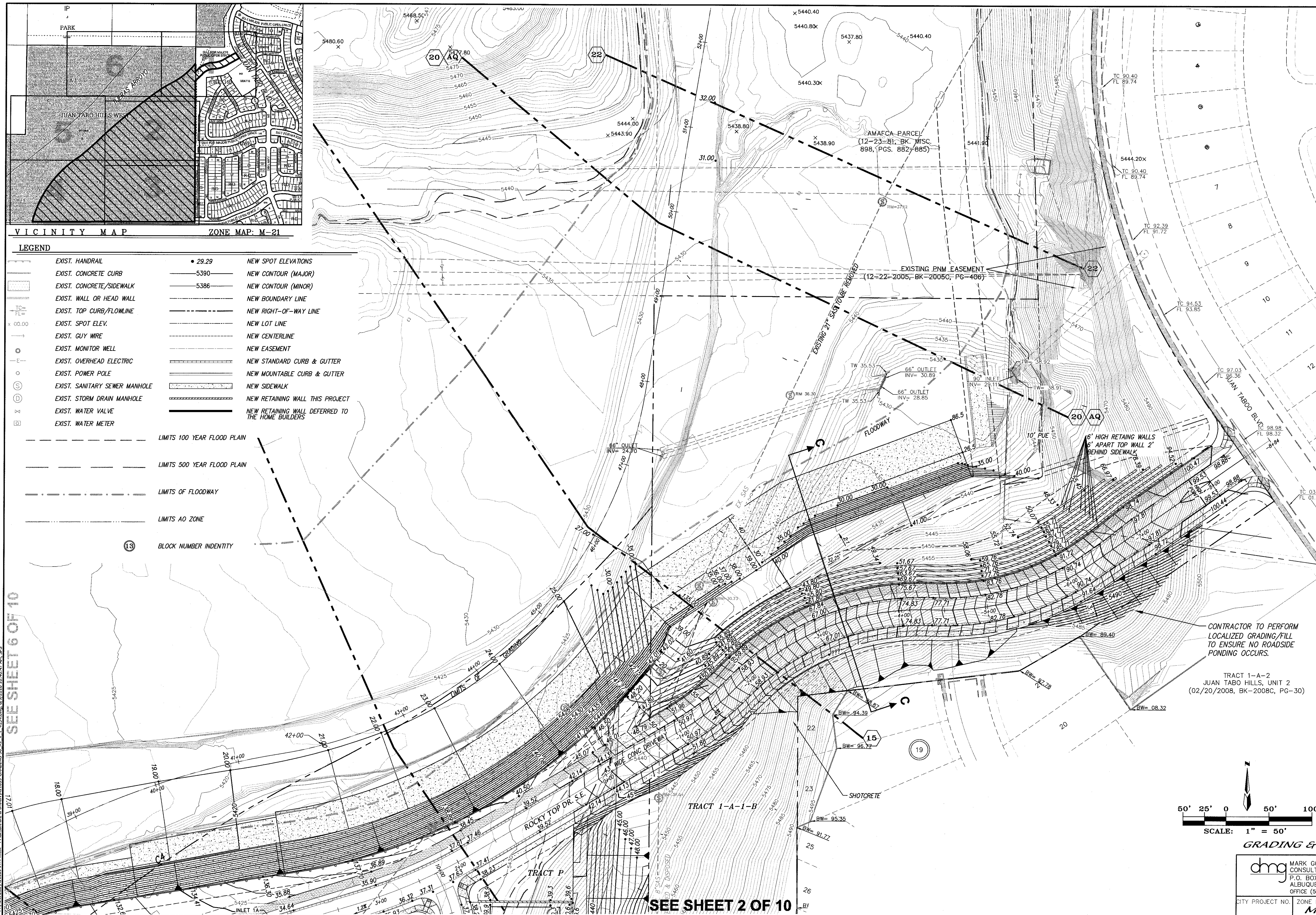
LEGEND

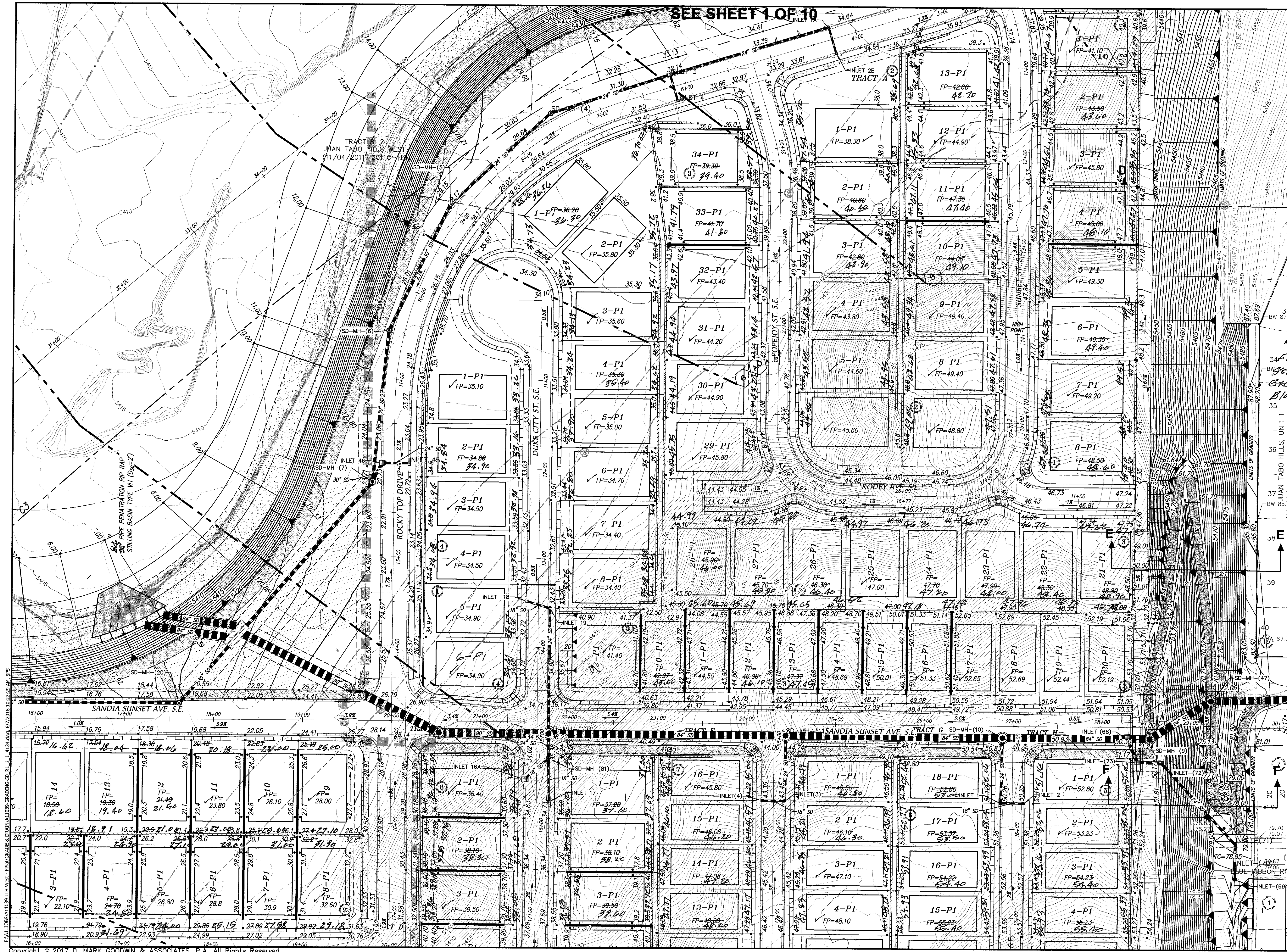
- 1 LOT NUMBER
- 17 BLOCK NUMBER
- ▲ CENTER LINE MONUMENT
- ROW RIGHT-OF-WAY





LEGEND			
	EXIST. HANDRAIL	• 29.29	NEW SPOT ELEVATIONS
	EXIST. CONCRETE CURB	—5390—	NEW CONTOUR (MAJOR)
	EXIST. CONCRETE/SIDEWALK	—5386—	NEW CONTOUR (MINOR)
	EXIST. WALL OR HEAD WALL	— — — — —	NEW BOUNDARY LINE
	EXIST. TOP CURB/FLOWLINE	— · · · · ·	NEW RIGHT-OF-WAY LINE
	EXIST. SPOT ELEV.	— · · · · ·	NEW LOT LINE
	EXIST. GUY WIRE	— · · · · ·	NEW CENTERLINE
	EXIST. MONITOR WELL	— · · · · ·	NEW EASEMENT
	EXIST. OVERHEAD ELECTRIC		NEW STANDARD CURB & GUTTER
	EXIST. POWER POLE		NEW MOUNTABLE CURB & GUTTER
	EXIST. SANITARY SEWER MANHOLE		NEW SIDEWALK
	EXIST. STORM DRAIN MANHOLE		NEW RETAINING WALL THIS PROJECT
	EXIST. WATER VALVE		NEW RETAINING WALL DEFERRED TO THE HOME BUILDERS
	EXIST. WATER METER		
	LIMITS 100 YEAR FLOOD PLAIN		
	LIMITS 500 YEAR FLOOD PLAIN		
	LIMITS OF FLOODWAY		
	LIMITS AO ZONE		
	BLOCK NUMBER INDENTITY		

[illegible]



Note: Engineer
34' Fill Extends from
Setback to Setback
Except for Lots 1-5
Block 1.

AMENDED SCALE: 1" = 50'
GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 2 10

AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	DATE	NO.	BY	NO.	BY	NO.	BY
WORK BY	DATE						
INSPECTED BY	DATE						
ACCEPTANCE BY	DATE						
REVISIONS	DATE						
DESIGN	DATE						
NO. DATE	REMARKS						
DESIGNED BY	DATE						
DRAWN BY	DATE						
CHECKED BY	DATE						

NOTE: Engineered Fill
Extends Setback to
Setback Except for
Lots 1-4, Block 16.

TRACT B-2
JUAN TABO HILLS WEST
(11/04/2011, 2011C-119)

TRACT B-2
JUAN TABO HILLS WEST
(11/04/2011, 2011C-119)

KIRTLAND AIR FORCE BASE

SEE SHEET 5 OF 10

SCALE: 1" = 50'
50' 100'

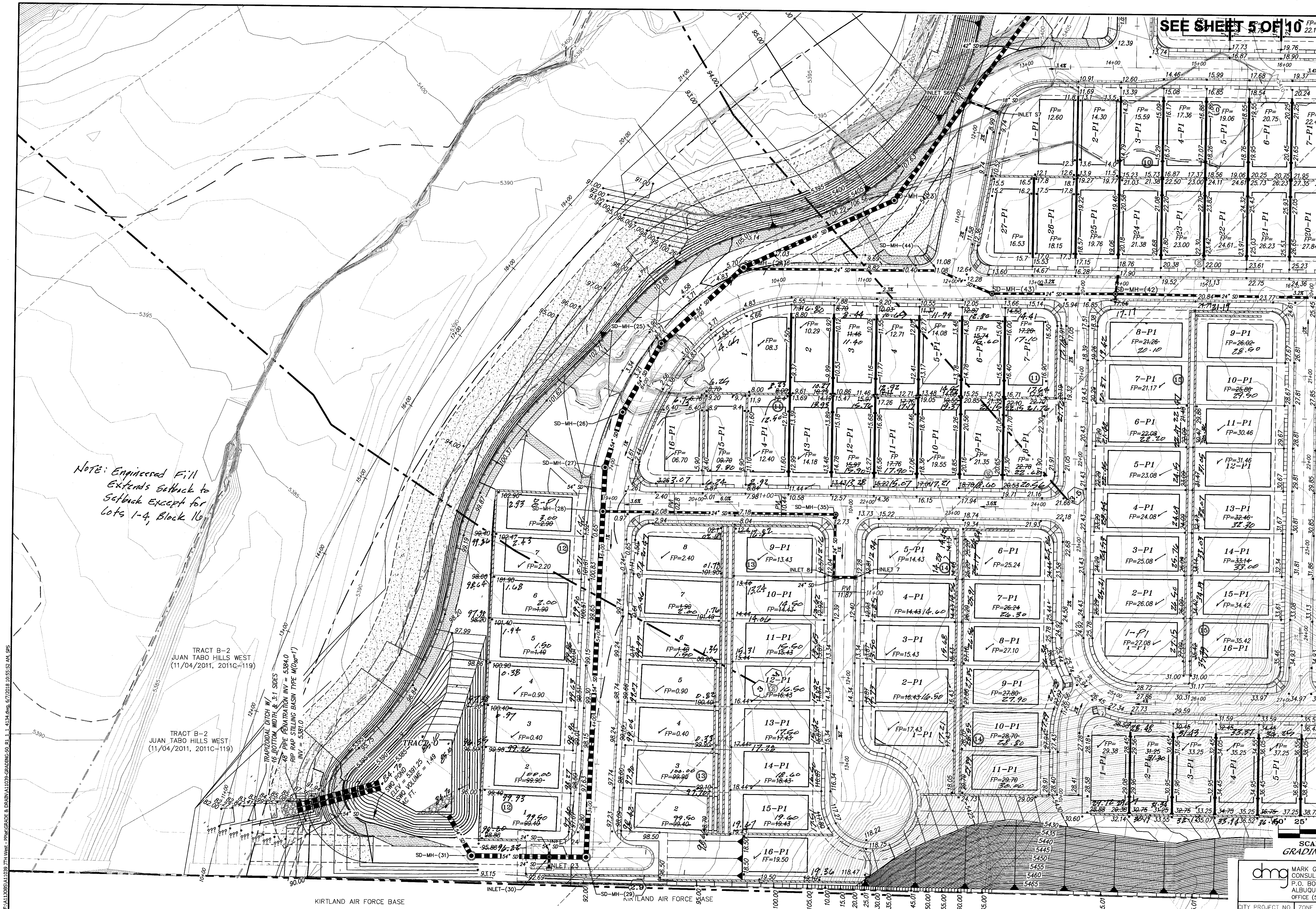
dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 4 10



REMARKS	NO.	DATE	BY
DESIGN		01/17	JDH
REVISIONS		01/17	ACH
		01/17	DMG

SURVEY INFORMATION		FIELD NOTES		AS BUILT INFORMATION	
NO.	BY	DATE	NO.	CONTRACTOR	DATE
				STATION 5+422.2	11/16/18
				ON THE EAST SIDE OF THE MUNICIPAL LIMITS LINE IN THE FOUR HILLS	
				SUBDIVISION AREA. STATION IS 600 FT. EAST OF MUNICIPAL LIMITS LINE.	
				72.0' SE OF POWER POLE #337 & 180.0' NW OF POWER POLE #60.	
				STATION IS A STANDARD ACS BRASS DISK SET IN A CONCRETE	
				MONUMENT IN THE GROUND. STATION IS STAMPED "5+422.2"	
				X= 1,564,263.207, Y= 1,475,762.585, (NAD 83), Z= 5597.219 (NAVD 1988)	



1. THE CONTRACTOR(S) MUST COMPLY WITH NPDES TEMPORARY CONSTRUCTION REQUIREMENTS AND OBTAIN A PERMIT. CONTRACTOR SHALL ALSO PROVIDE A COPY OF THE APPLICATION FOR PERMIT AND NOTICE OF TERMINATION TO THE OWNER.
2. THE CONTRACTOR(S) IS RESPONSIBLE FOR PREPARING AND MAINTAINING A SWPPP FOR THE DURATION OF INFRASTRUCTURE CONSTRUCTION AND UNTIL THE CITY OF ALBUQUERQUE ACCEPTS THE PUBLIC INFRASTRUCTURE. CONTRACTOR SHALL PROVIDE THE OWNER WITH A COPY OF THE SWPPP AT THE BEGINNING OF THE PROJECT AND AT THE TIME OF NOTICE OF TERMINATION.
3. THE CONTRACTOR(S) IS RESPONSIBLE FOR CONSTRUCTING AND MAINTAINING EROSION CONTROLS FOR THE DURATION OF THE CONSTRUCTION OF THE PUBLIC INFRASTRUCTURE AND FOR THE REMOVAL OF THE EROSION CONTROLS WHERE DIRECTED TO DO SO BY THE OWNER AT THE TIME OF NOTICE OF TERMINATION.
4. THE CONTRACTOR IS RESPONSIBLE FOR CONSTRUCTION STAKING AND IS TO PROVIDE AN AS-BUILT SURVEY CERTIFIED BY A REGISTERED PROFESSIONAL SURVEYOR TO THE OWNER UPON COMPLETION OF THE CONSTRUCTION. THE EARTHWORK CONTRACTOR IS TO PROVIDE EARTHWORK SURVEY, AND THE WALL BUILDER IS TO PROVIDE WALL SURVEY.
5. EARTHWORK CONTRACTOR SHALL PREPARE ROUGH SUBGRADE FOR THE RETAINING WALL CONSTRUCTION AND PROVIDE SUFFICIENT BACKFILL MATERIAL STOCKPILED ON THE HIGH SIDE OF EACH WALL FOR THE WALL BUILDER TO COMPLETELY BACKFILL THE WALLS.
6. RETAINING WALLS ARE SHOWN FOR GRADING PURPOSES ONLY. RETAINING WALL DESIGN IS TO BE PERFORMED BY OTHERS, AND SHALL BE SUBMITTED TO THE CITY OF ALBUQUERQUE FOR REVIEW, APPROVAL, PERMIT, AND INSPECTION
7. EARTHWORK CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL INVESTIGATION BY GEOTEST, INC. DATED JUNE 29, 2012.
8. TOPOGRAPHIC AND BOUNDARY SURVEY ARE BY ALDRICH LAND SURVEYING NOVEMBER 2011.
9. BENCHMARK USED IS AGRS BRASS CAP STAMPED "7-M21" HAVING AN ELEVATION OF 5498.07 (NGVD29).
10. FEMA SPECIAL FLOOD HAZARD ZONE ON THIS PROPERTY AS SHOWN ON LOWR CASE NO. 13-06-105-3P EFFECTIVE JUNE 17, 2013.

LIMITS 100 YEAR FLOOD PLAIN

LIMITS 500 YEAR FLOOD PLAIN

LIMITS OF FLOODWAY

LIMITS AO ZONE

[illegible]

TRACT C
JUAN TABO HILLS WEST
(06/14/2007, 2007C-161)

TRACT B-1
JUAN TABO HILLS WEST
(11/04/2011, 2011C-119)

TRACT B-2
JUAN TABO HILLS WEST
(11/04/2011, 2011C-119)

TRACT B-2
JUAN TABO HILLS WEST
(11/04/2011, 2011C-119)

SD-MH (21)

SD-MH (22)

INLET 13

INLET 14

INLET 15

INLET 16

INLET 17

INLET 18

INLET 19

INLET 20

INLET 21

INLET 22

INLET 23

INLET 24

INLET 25

INLET 26

INLET 27

INLET 28

INLET 29

INLET 30

INLET 31

INLET 32

INLET 33

INLET 34

INLET 35

INLET 36

INLET 37

INLET 38

INLET 39

INLET 40

INLET 41

INLET 42

INLET 43

INLET 44

INLET 45

INLET 46

INLET 47

INLET 48

INLET 49

INLET 50

INLET 51

INLET 52

INLET 53

INLET 54

INLET 55

INLET 56

INLET 57

INLET 58

INLET 59

INLET 60

INLET 61

INLET 62

INLET 63

INLET 64

INLET 65

INLET 66

INLET 67

INLET 68

INLET 69

INLET 70

INLET 71

INLET 72

INLET 73

INLET 74

INLET 75

INLET 76

INLET 77

INLET 78

INLET 79

INLET 80

INLET 81

INLET 82

INLET 83

INLET 84

INLET 85

INLET 86

INLET 87

INLET 88

INLET 89

INLET 90

INLET 91

INLET 92

INLET 93

INLET 94

INLET 95

INLET 96

INLET 97

INLET 98

INLET 99

INLET 100

INLET 101

INLET 102

INLET 103

INLET 104

INLET 105

INLET 106

INLET 107

INLET 108

INLET 109

INLET 110

INLET 111

INLET 112

INLET 113

INLET 114

INLET 115

INLET 116

INLET 117

INLET 118

INLET 119

INLET 120

INLET 121

INLET 122

INLET 123

INLET 124

INLET 125

INLET 126

INLET 127

INLET 128

INLET 129

INLET 130

INLET 131

INLET 132

INLET 133

INLET 134

INLET 135

INLET 136

INLET 137

INLET 138

INLET 139

INLET 140

INLET 141

INLET 142

INLET 143

INLET 144

INLET 145

INLET 146

INLET 147

INLET 148

INLET 149

INLET 150

INLET 151

INLET 152

INLET 153

INLET 154

INLET 155

INLET 156

INLET 157

INLET 158

INLET 159

INLET 160

INLET 161

INLET 162

INLET 163

INLET 164

INLET 165

INLET 166

INLET 167

INLET 168

INLET 169

INLET 170

INLET 171

INLET 172

INLET 173

INLET 174

INLET 175

INLET 176

INLET 177

INLET 178

INLET 179

INLET 180

INLET 181

INLET 182

INLET 183

INLET 184

INLET 185

INLET 186

INLET 187

INLET 188

INLET 189

INLET 190

INLET 191

INLET 192

INLET 193

INLET 194

INLET 195

INLET 196

INLET 197

INLET 198

INLET 199

INLET 200

INLET 201

INLET 202

INLET 203

INLET 204

INLET 205

INLET 206

INLET 207

INLET 208

INLET 209

INLET 210

INLET 211

INLET 212

INLET 213

INLET 214

INLET 215

INLET 216

INLET 217

INLET 218

INLET 219

INLET 220

INLET 221

INLET 222

INLET 223

INLET 224

INLET 225

INLET 226

INLET 227

INLET 228

INLET 229

INLET 230

INLET 231

INLET 232

INLET 233

INLET 234

INLET 235

INLET 236

INLET 237

INLET 238

INLET 239

INLET 240

INLET 241

INLET 242

INLET 243

INLET 244

INLET 245

INLET 246

INLET 247

INLET 248

INLET 249

INLET 250

INLET 251

INLET 252

INLET 253

INLET 254

INLET 255

INLET 256

INLET 257

INLET 258

INLET 259

INLET 260

INLET 261

INLET 262

INLET 263

INLET 264

INLET 265

INLET 266

INLET 267

INLET 268

INLET 269

INLET 270

INLET 271

INLET 272

INLET 273

INLET 274

INLET 275

INLET 276

INLET 277

INLET 278

INLET 279

INLET 280

INLET 281

INLET 282

INLET 283

INLET 284

INLET 285

INLET 286

INLET 287

INLET 288

INLET 289

INLET 290

INLET 291

INLET 292

INLET 293

INLET 294

INLET 295

INLET 296

INLET 297

INLET 298

INLET 299

INLET 300

INLET 301

INLET 302

INLET 303

INLET 304

INLET 305

INLET 306

INLET 307

INLET 308

INLET 309

INLET 310

INLET 311

INLET 312

INLET 313

INLET 314

INLET 315

INLET 316

INLET 317

INLET 318

INLET 319

INLET 320

INLET 321

INLET 322

INLET 323

INLET 324

INLET 325

INLET 326

INLET 327

INLET 328

INLET 329

INLET 330

INLET 331

INLET 332

INLET 333

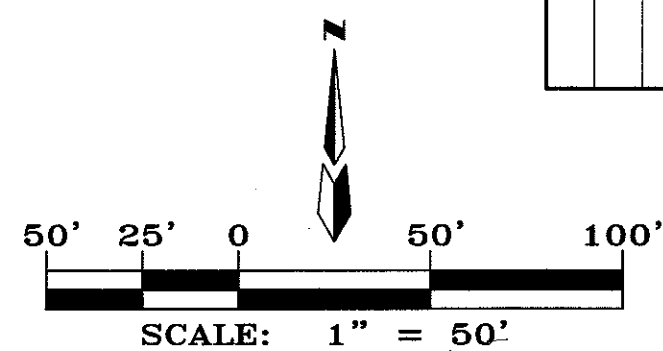
INLET 334

INLET 335

INLET 33

SEE SHEET 2 & 3 OF 10

Note: Engineered Fill
Extends from
Setback to Setback



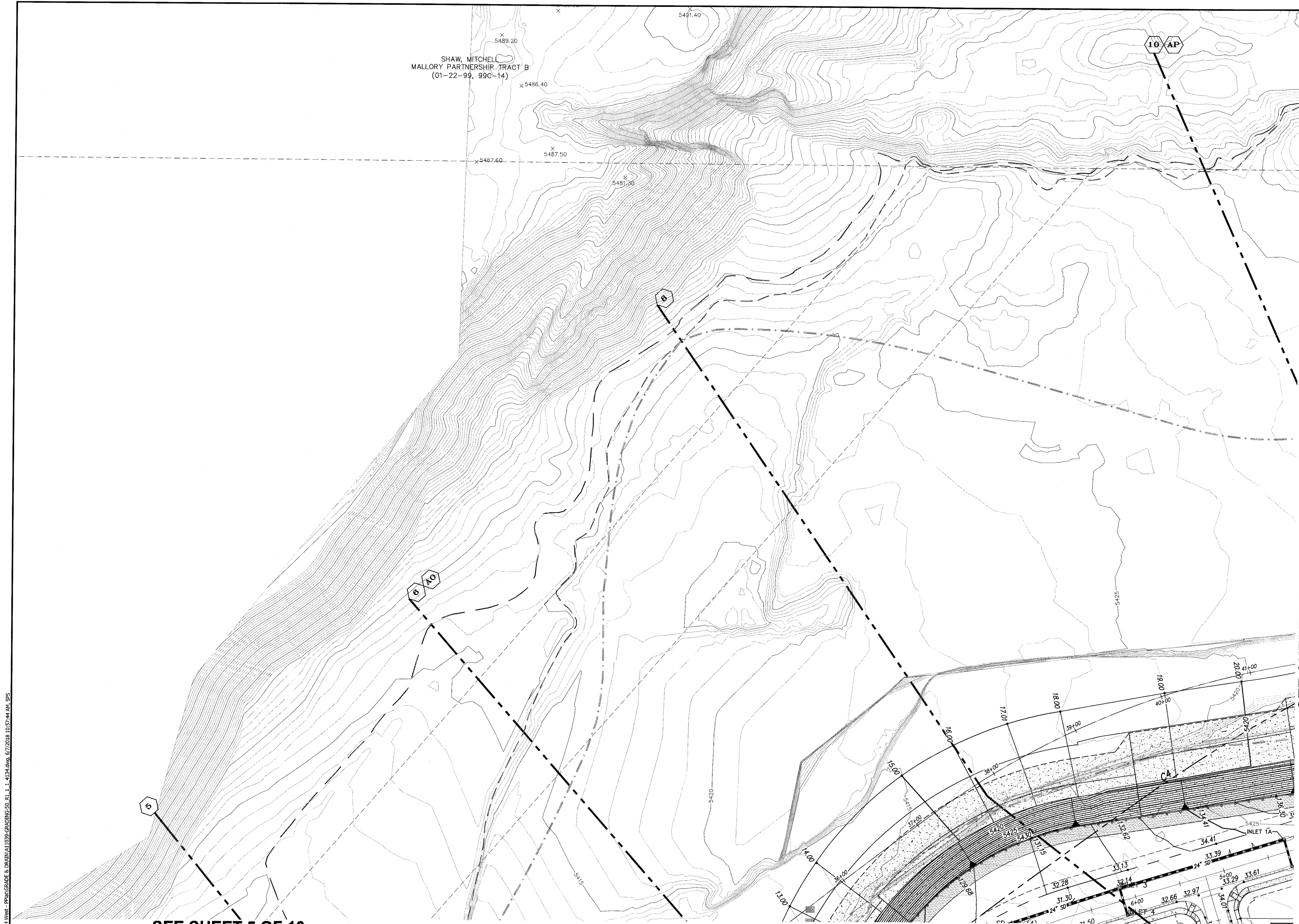
**AMENDED
GRADING & DRAINAGE PLAN**

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO.	ZONE MAP NO.	SHEET OF
	<i>M-21-Z</i>	<i>5 10</i>

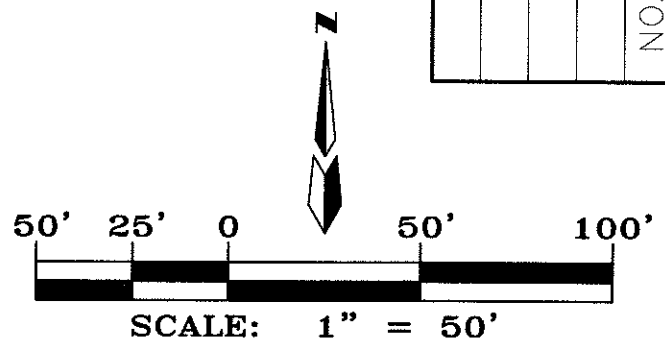
ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
		FIELD NOTES				CONTRACTOR	
		NO.	BY	DATE			WORK
					STATION "5-M22" IS LOCATED 8.7 MI. SE OF DOWNTOWN ALBUQUERQUE		STARTED BY
					ON THE EAST SIDE OF THE MUNICIPAL LIMITS LINE IN THE FOUR HILLS		DATE
					SUBDIVISION AREA. STATION IS 600 FT. EAST OF MUNICIPAL LIMITS LINE.		ACCEPTED BY
					171.9' SE OF POWER POLE #537 & 186.0' NW OF POWER POLE #80.		DATE
					STATION IS A STANDARD ACS BRASS DISK SET IN A CONCRETE		FIELD
					MONUMENT IN THE GROUND. STATION IS STAMPED "5-M22".		LOCATION BY
					X= 1,584,263.207, Y= 1,475,762.595, (NAD 83), Z= 5592.219 (NAD 1983).		DATE
							DRAWINGS
							CORRECTED BY
							RECORDED BY
							DATE
							NO.

EX-11205-A1109 7th West - PPHS GRADE & DRAINAGE GRADING-50 RL 1.1 4134.dwg 5/7/2018 10:57:44 AM SP5



SEE SHEET 5 OF 10

SEE SHEET 1 OF 10



AMENDED
GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 6 10

ENGINEER'S SEAL			SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
			FIELD NOTES		STATION 5-M22* IS LOCATED 8.7 MI. SE OF DOWNTOWN ALBUQUERQUE ON THE EAST SIDE OF THE MUNICIPAL LIMITS LINE IN THE FOUR HILLS SUBDIVISION AREA. STATION IS 600 FT. EAST OF MUNICIPAL LIMITS LINE, 171.9' SE OF POWER POLE #537 & 166.0' NW OF POWER POLE #60. STATION IS A STANDARD ACS BRASS DISK SET IN A CONCRETE MONUMENT IN THE GROUND. STATION IS STAMPED "5-M22". X= 1,564,263.207, Y= 1,475,762.595, (NAD 83), Z= 5597.219 (NAVD 1988).		CONTRACTOR	
			NO.	BY	DATE	NO.	BY	DATE
			REVISIONS		DATE	INSPECTOR BY		DATE
			NO.	DATE	DATE	FIELD CHANGE BY		DATE
DESIGNED BY JDH			DESIGN		DATE	CORRECTION BY		DATE
DRAWN BY ACH			DATE		01/17	MICRO-FILM INFORMATION		DATE
CHECKED BY DMG			DATE		01/17	RECORDED BY		DATE
								NO.



Table 1: HYDROLOGY SUMMARY TABLE									
AHYMO BASIN ID	Location	AREA		Ground Cover (%)			Q ₁₀₀ (cfs)		Water Quality Volume (Ac-Ft)
		(Ac)	(Sq mi)	A	B	C	Increment	Increment	
100	Four Hills	89.10	0.13922	8	18	35	328.22	1.3216	1.3216
101	Juan Tabo Hills	69.80	0.10408	0	19	39	262.50	1.0755	1.0755
200	Four Hills	9.00	0.01406	0	20	40	37.61	0.1380	1.4598
201	Kirtland	76.30	0.01828	100	0	0	27.64	0.0000	0.0000
203	Juan Tabo Hills	42.50	0.06541	0	22	45	172.59	0.5376	1.6131
300	Juan Tabo Hills	22.30	0.03484	0	14	29	99.75	0.4673	2.1004
400	JTH Estates	77.70	0.12141	0	9	41	343.61	1.4893	1.4893
TOTALS:		383.70	0.50				1291.92		5.05

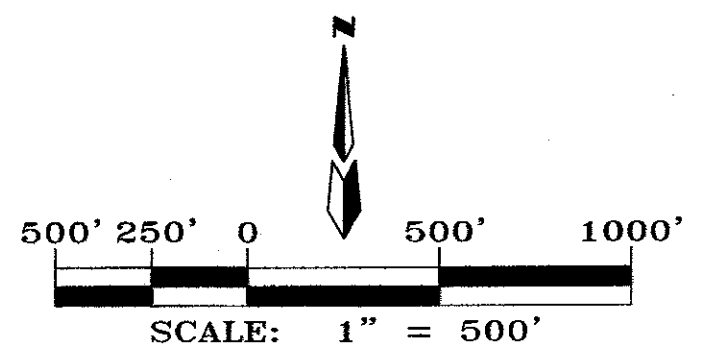
LEGEND

--- AHYMO BASIN BOUNDARY

--- SUB-BASIN BOUNDARY

--- NEW RCP STORM DRAIN

(400) AHYMO BASIN NUMBER



AMENDED

JUAN TABO HILLS ESTATES

DRAINAGE BASIN MAP

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 7 10

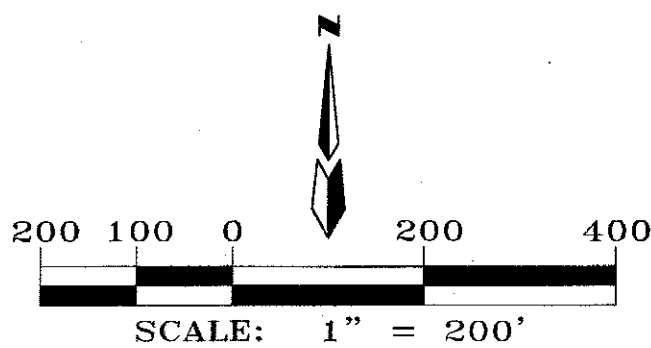
ENGINEER'S SEAL			SURVEY INFORMATION			BENCH MARKS			AS BUILT INFORMATION		
			FIELD NOTES			STATION "S-1022" IS LOCATED 8.7 MI. SE. OF DOWNTOWN ALBUQUERQUE ON THE EAST SIDE OF THE MUNICIPAL LIMITS LINE IN THE FOUR HILLS SUBDIVISION AREA. STATION IS 600 FT. EAST OF MUNICIPAL LIMITS LINE, 77.9' SE OF POWER POLE #317 & 186.0' NW OF POWER POLE #60. STATION IS A STANDARD ACS BRASS DISK SET IN A CONCRETE MONUMENT IN THE GROUND. STATION IS STAMPED "S-1022". X= 1,564,363.207, Y= 1,475,762.595, (NAD 83), Z= 5592.219 (NAD 1988)			CONTRACTOR		
			NO.	BY	DATE	NO.	BY	DATE	NO.	BY	DATE
REVISIONS			DESIGNED BY			INSPECTOR'S BY			FIELD		
DATE			DATE			DATE			DATE		
DESIGNED BY JDH			DATE 01/17			INSPECTOR'S BY			DATE		
DRAWN BY ACH			DATE 01/17			FIELD			DATE		
CHECKED BY DMG			DATE 01/17			CORRECTED BY			DATE		
						MICRO-FILM INFORMATION			NO.		

HYDROLOGY SUMMARY TABLE													
AHYMO BASIN ID	HYDROLOGY			Street flows					Inlet Cais			Split Flows	
	SUB-BASIN ID	AREA (Ac)	Peak 100-YR Flow Q ₁₀₀ (cfs)	Location	Curb Type	Slope (%)	Depth (ft)	Velocity (fps)	Energy (ft)	Inlet ID #	Intercepted (cfs)	By-pass (cfs)	Path 1
		Incremental	Surface										Path 2
400		77.70	343.61										
400AA	3.18	14.05	14.05	Rocky Top	Std. (8")	8.0	0.29	5.5	0.76	-	0.00	14.05	400DD
400BB	2.45	10.82	10.82	Trail	n/a	-	-	-	-	-	0.00	10.82	400DD
400CC	1.89	8.35	8.35	Sunset St	Roll (4")	3.6	0.23	3.8	0.45	-	0.00	8.35	400DD
400DD	0.44	1.94	35.16	Sunset St	Std. (8")	1.2	0.53	3.1	0.68	11 & 12	11.80	23.36	400FF
400EE	2.87	12.68	12.68	Sunset St	Roll (4")	1.0	0.33	2.5	0.43	-	0.00	12.68	400FF
400FF	4.13	18.24	30.92	Popejoy	Std. (8")	3.6	0.42	5.2	0.84	-	-	-	-
			54.28	Rocky Top	Std. (8")	1.2	0.60	4.1	0.86	13 & 14	16.00	38.28	400GG
400GG	1.16	5.12	43.40	Rocky Top	Std. (8")	2.1	0.49	4.9	0.86	-	0.00	43.40	400P
400A	1.27	5.61	14.84	Silver Dollar St	Std. (8")	2.0	0.32	3.6	0.52	-	0.00	14.84	400B
400B	2.68	11.84	26.68	Silver Dollar St	Std. (8")	2.0	0.43	4.0	0.68	-	0.00	26.68	400F1
400C	2.78	12.28	25.62	Silver Dollar St	Std. (8")	2.0/Sump	0.43	4.0	0.68	S12 & S13	25.62	0.00	400L1
400D	3.86	17.05	17.05	Eastern Bndy	n/a	-	-	-	-	S11	17.05	0.00	400L1
400L1	0.56	2.43	2.43	Sandia Sunset	Roll (4")	0.5	0.22	1.4	0.25	S22	2.43	0.00	-
400L2	0.84	3.71	3.71	Sandia Sunset	Roll (4")	2.6	0.23	3.1	0.38	-	0.00	3.71	400L3
400L3	0.82	3.62	7.33	Sandia Sunset	Roll (4")	3.4	0.28	4.1	0.54	-	0.00	7.33	400N
400E	2.89	12.77	12.77	Hubbard	Roll (4")	2.0	0.30	3.4	0.48	-	0.00	12.77	400F2
400F1	0.45	1.99	15.33	Manzano Vista	Std. (8")	3.2	0.34	4.2	0.61	-	0.00	15.33	400F2
400F2	0.48	2.03	22.46	Manzano Vista	Std. (8")	3.2	0.39	4.3	0.68	-	0.00	22.46	400F3
400F3	0.26	1.15	35.22	Manzano Vista	Std. (8")	3.2	0.44	4.2	0.71	-	0.00	35.22	400K1
400G	3.31	14.62	14.62	Duke City	Roll (4")	2.0	0.33	3.4	0.51	-	0.00	14.62	400H
400H	1.86	8.22	22.84	Duke City	Std. (8")	2.0	0.42	3.9	0.66	-	0.00	22.84	400F3
400I	2.79	12.32	19.99	Hubbard	Std. (8")	2.0/Sump	0.40	3.8	0.62	S14 & S15	19.99	0.00	400L1
400J	2.79	12.32	27.22	Duke City	Std. (8")	4.0	0.46	4.0	0.71	S16 & S17	27.22	0.00	-
400K1	0.41	1.81	19.42	Rocky Top	Std. (8")	1.9	0.41	3.7	0.62	-	0.00	19.42	400K2
400K2	0.41	1.81	11.52	Rocky Top	Std. (8")	1.9	0.35	3.1	0.50	-	0.00	11.52	400P
400M	2.13	9.41	9.41	Duke City	Roll (4")	0.5	0.33	1.8	0.38	-	0.00	9.41	400N
400N	1.07	4.73	17.80	Duke City	Std. (8")	0.5	0.44	2.0	0.50	S18 & S19	17.80	0.00	-
400P	0.70	3.09	52.26	Rocky Top	Sump	-	-	-	-	S1 & S2	52.26	0.00	-
400Q	1.93	8.53	8.53	Canyon Wren Ct	Roll (4")	0.5	0.33	1.8	0.38	-	0.00	8.53	400R
400R	2.08	9.19	17.71	Harrier Hawk	Std. (8")	4.0	0.38	4.7	0.70	-	0.00	17.71	400S
400S	2.17	9.59	18.44	Burrowing Owl	Roll (4")	2.0	0.35	3.6	0.55	-	0.00	18.44	400U
400T	1.90	8.39	26.00	Manzano Vista	Std. (8")	3.2	0.41	4.6	0.74	15 & 16	11.80	14.20	400U
400U	1.60	7.07	39.71	Manzano Vista	Std. (8")	3.2	0.47	5.5	0.94	17 & 18	14.20	25.51	400X
400V	3.71	16.39	25.24	White Dove	Std. (8")	2.0	0.43	4.0	0.68	-	0.00	25.24	400AC
400W	0.78	3.45	16.07	White Dove	Std. (8")	2.0	0.38	3.5	0.57	-	0.00	16.07	400X
400X	0.29	1.28	42.86	Manzano Vista	Std. (8")	3.1	0.47	5.7	0.97	-	0.00	42.86	400Z
400Y	0.93	4.11	25.54	Rock Squirrel	Std. (8")	2.0	0.43	4.0	0.68	-	0.00	25.54	400AH
400Z	1.54	6.80	28.23	Manzano 40' FF	Std. (8")	1.0	0.42	4.1	0.68	-	0.00	28.23	400AF
400AB	2.98	13.16	13.16	Lobo Trot	Roll (4")	1.0	0.33	2.5	0.43	S7 & S8	13.16	0.00	-
400AC	1.43	6.32	18.94	Running Bear	Std. (8")	6.0	0.31	5.5	0.78	-	0.00	18.94	400AD
400AD	2.64	11.66	58.83	Cougar Run 40' FF	Std. (8")	1.0	0.61	4.0	0.86	S23 & S24	58.83	0.00	-
400AG	2.83	12.50	22.21	Rock Squirrel	Std. (8")	3.4	0.38	4.6	0.71	-	0.00	22.21	400AI
400AH	0.24	1.06	37.70	Rock Squirrel	Std. (8")	Sump	-	-	-	S5 & S6	37.70	0.00	400AJ
400AI	0.34	1.50	12.61	Sandia Sunset	Std. (8")	1.0	0.38	2.5	0.48	-	0.00	12.61	400AJ
400AJ	1.95	8.61	28.98	Sandia Sunset	Std. (8")	1.4	0.52	4.4	0.82	S3 & S4	28.98	0.00	-
	77.70	343.61								352.84			

LEGEND

- AHYMO BASIN BOUNDARY
- - - SUB-BASIN BOUNDARY
- NEW RCP STORM DRAIN
- 400 AHYMO BASIN NUMBER
- 400Q SUB-BASIN NUMBER
- 13 NEW INLET NUMBER
- 51 EXISTING INLET NUMBER
- 18 NEW RCP PIPE NUMBER
- 4/4 HIGH POINT (WATERBLOCK)

Storm Drain System Design									
STREET NAME	INLET #	Q (cfs)	PIPE #	SLOPE %	Q ₁₀₀ (cfs)	PIPE CAPACITY	PIPE DIA (IN)	AREA OF PIPE	VELOCITY (ft/sec)
Gallant Fox	S20	12.44	P1	Existing	2.12	848.57	930.11	84	38.48
Tract J	S21	12.45	P2	15.00	24.89	87.61	24	3.14	7.92
Tract J	S11	17.05	P3	1.00	41.94	66.69	36	7.07	5.93
Sandia Sunset	S12	12.81	P5	2.00	890.51	903.40	84	38.48	23.14
Silver Dollar	S13	12.81	P6	2.00	25.82	31.99	18	1.77	7.25
Sandia Sunset	S14	10.00	P7	2.20	918.13	947.49	84	38.48	23.81
Hubbard	S15	9.99	P8	2.00	10.00	14.85	18	1.77	5.66
Sandia Sunset	S16	13.61	P9	2.00	19.99	31.99	18	1.77	11.31
Duke City	S17	13.61	P11	1.50	12.22	12.86	18	1.77	6.92
Duke City	S18	8.90	P12	1.20	24.44	24.78	24	3.14	7.79
Duke City	S19	8.90	P14	1.00	8.90	10.50	18	1.77	5.04
Sandia Sunset	S2	6.80	P15	4.00	978.36	1277.60	84	38.48	25.42
Rocky Top	S3	5.90	P17	1.50	5.90	12.86	18	1.77	3.34
Rocky Top	S4	5.90	P18	2.00	11.80	14.85	24	3.14	3.76
Rocky Top	S5	8.00	P19	2.00	8.00	14.85	18	1.77	4.53
Rocky Top	S6	8.00	P20	1.50	27.80	27.70	24	3.14	8.85
Rocky Top	S7	26.13	P21	1.50	26.13	27.70	24	3.14	8.32
Rocky Top	S8	26.13	P22	0.50	80.08	101.54	48	12.57	6.37
Sandia Sunset	S9	6.80	P23	1.50	1023.05	1119.91	96	50.27	20.35
Sandia Sunset	S10	13.49	P24	1.00	13.49	22.62	24	3.14	4.29
Sandia Sunset	S11	13.49	P25	1.00	26.98	22.62	24	3.14	8.59
Sandia Sunset	S12	13.49	P26	1.00	62.35	66.69	36	7.07	8.82
Rock Squirrel	S13	18.85	P28	2.00	19.02	31.99	24	3.14	6.05
Rock Squirrel	S14	18.85	P29	1.00	100.22	100.60	42	9.62	10.42
Rock Squirrel	S15	18.85	P30	1.00	100.22	100.60	42	9.62	10.42
Manzano Vista	S16	5.90	P31	2.00	5.90	14.85	18	1.77	3.34
Manzano Vista	S17	5.90	P32	3.14	11.80	18.51	18	1.77	6.88
Manzano Vista	S18	7.70	P33	2.00	7.70	14.85	18	1.77	4.02
Manzano Vista	S19	7.70	P34	3.14	26.00	40.08	24	3.14	8.28
Manzano Vista	S20	7.70	P35	1.00	128.22	143.60	48	12.57	10.04
Lobo Trot	S21	6.58	P36	1.00	6.58	10.50	18	1.77	3.72
Lobo Trot	S22	6.58	P37	1.00	13.16	22.62	24	3.14	4.19
Manzano Vista	S23	139.38	P38	1.00	139.38	143.60	48	12.57	11.09
Cougar Run St	S24	196.21	P39	1.00	196.21	206.30	54	15.90	12.46
48" RCP into Arroyo	S25	139.94	P40	1.00	139.94	143.60	48	12.57	11.14
SWQ @ 48" RCP	P41	58.27	P41	1.00	58.27	66.69	36	7.07	8.24
SWQ @ 96" RCP	P42	35.37	P42	1.00	35.37	410.10	30	4.91	7.21

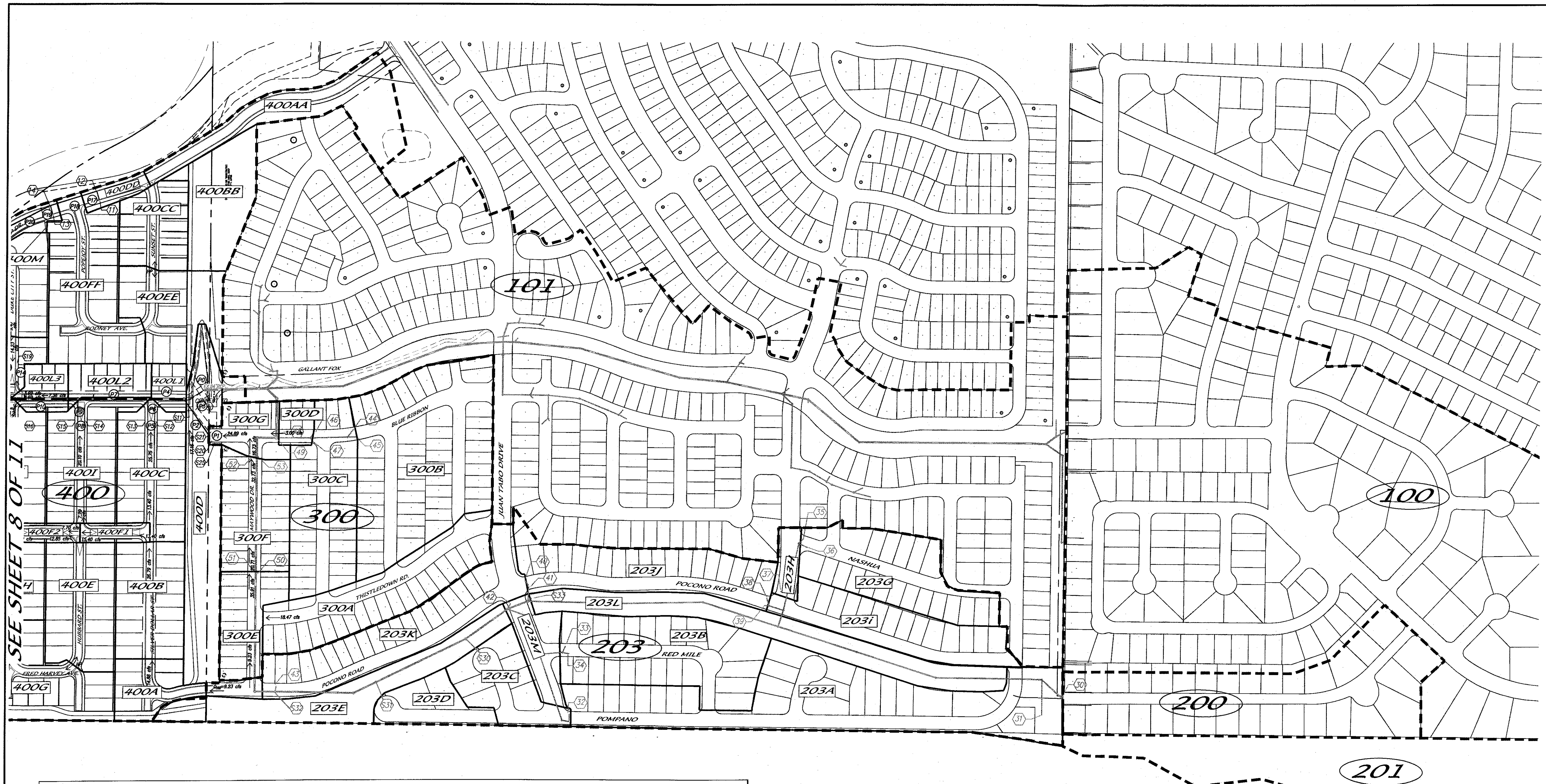


AMENDED

JUAN TABO HILLS ESTATES
ONSITE DRAINAGE BASIN MAP

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

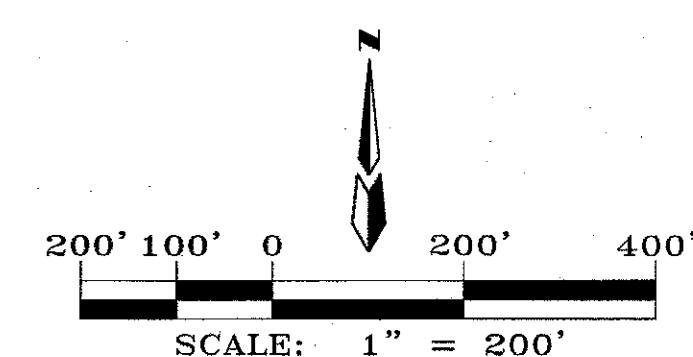
CITY PROJECT NO. ZONE MAP NO. SHEET OF
M-21-Z 8 10



HYDROLOGY SUMMARY TABLE																					
HYDROLOGY										Split Flows											
AHYMO BASIN ID	SUB- BASIN ID	AREA (Ac)	Ground Cover (%)				Peak 100-YR Flow Q ₁₀₀ (cfs)		Location	Street flows				Inlet Calcs			Path 1		Path 2		
			(Sq mi)	A	B	C	D	Incremental		Surface	Slope (%)	Depth (ft)	Velocity (fps)	Energy (ft)	Inlet ID #	Intercepted (cfs)	By-pass (cfs)	Downstrm ID	Flow (cfs)	Downstrm ID	Flow (cfs)
100		89.10	0.13922	8	18	35	39														
	100.1	ROUTED in 54" pipe																			
101		66.80	0.10438	0	19	39	42	282.50	0.00												
200		9.00	0.01408	0	20	40	40	37.61	0.00												
201		76.30	0.01828	100	0	0	0	27.64	11.64						31	37.61	0.00				
203		42.50	0.06641	0	22	45	33	172.59							31	16.00	11.64	203A	11.64	PIPE	16.00
	203A	8.73						35.45	47.09	Pompano PI SE	2.13	0.51	5.1	0.9	32	16.00	31.09	203M	15.54	203C	15.54
	203B	5.05						20.50	20.50	Red Mile	3.00	0.38	4.3	0.7	33 & 34	11.80	17.10	203M	17.10	-	-
	203C	2.19						8.89	16.69	Retama Ct	2.00	0.49	sump	sump	S30	16.68	0.00	-	-	-	-
	203D	1.40						5.90	13.67	Pompano PI	4.00	0.40	sump	sump	S31	13.67	0.00	-	-	-	-
	203E	3.33						13.51	0.00	trail	0.00	0.00	sump	sump	S32	13.51	0.00	-	-	-	-
	203G	3.96						16.00	16.00	Nashua	3.00	0.36	4.0	0.6	35 & 36	9.80	6.20	203H	16.20	-	-
	203H	0.50						2.03	8.26	Timonium	1.40	0.40	3.0	0.5	37	5.10	3.16	203J	3.16	-	-
	203I	3.30						13.60	16.66	Pocono	2.00	0.39	3.5	0.6	38 & 39	13.60	3.06	203J	3.06	-	-
	203J	4.04						16.40	19.46	Pocono	4.00	0.36	4.5	0.7	40 & 41	14.00	5.46	203K	5.46	-	-
	203L	4.00						16.25	20.18	trail	-	-	sump	sump	S33	16.25	0.00	-	-	-	-
	203M	1.25						5.07	22.10	Juan Tabo Drive	1.00	0.58	4.0	0.8	42	9.80	12.30	203K	12.30	-	-
	203K	4.40						17.90	35.66	Pocono	1.00	0.46	3.2	0.6	43	17.20	18.46	300E	9.23	400A	9.23
300		22.30	0.03484	0	14	29	57	99.75													
	300A	4.13						18.47	18.47	Thistedown Rd	3.00	3.50	4.0	3.7		0.00	17.47	300E	18.47	-	-
	300B	8.00						35.78	35.78	Blue Ribbon Rd	2.00	0.49	4.5	0.8	44 & 45	18.00	17.78	300C	17.78	-	-
	300C	3.96						17.70	35.50	Pleasanton Dr	1.88	0.49	4.5	0.8	46 & 47	18.00	17.50	300D	17.50	-	-
	300D	0.52						19.33	3.43	Blue Ribbon Rd	3.43	0.38	4.5	0.7	48 & 49	16.90	3.00	300G	3.00	-	-
	300E	1.84						8.21	35.91	Maywood Dr	1.00	0.51	3.7	0.7	50 & 51	15.20	20.71	300F	20.71	-	-
	300F	2.69						12.02	32.73	Maywood Dr	1.00	0.50	3.7	0.7	52 & 53	16.00	16.73	300G	16.73	-	-
	300G	1.15						5.16	24.89	Out. To Basin 400	-	-	-	-		0.00	24.89	400.00	24.89	-	-

LEGEND

- | | | |
|---|---|------------------------|
|  | — | AHYMO BASIN BOUNDARY |
|  | — | SUB-BASIN BOUNDARY |
|  | | NEW RCP STORM DRAIN |
|  | | AHYMO BASIN NUMBER |
|  | | SUB-BASIN NUMBER |
|  | | NEW INLET NUMBER |
|  | | EXISTING INLET NUMBER |
|  | | NEW RCP PIPE NUMBER |
| | | HIGH POINT (WATERLOCK) |



AMENDED

JUAN TABO HILLS ESTATES

OFF-SITE DRAINAGE SUB-BASINS 1

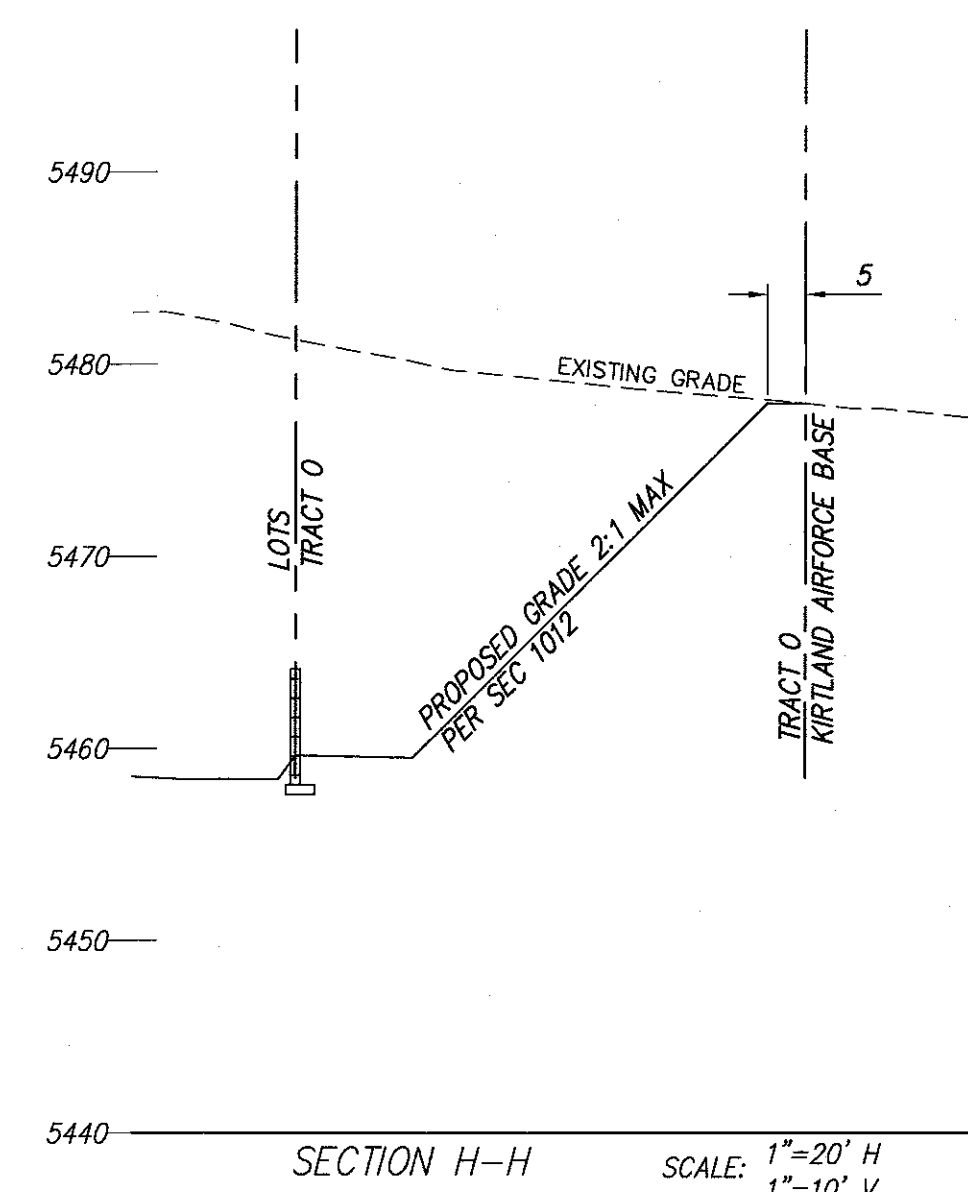
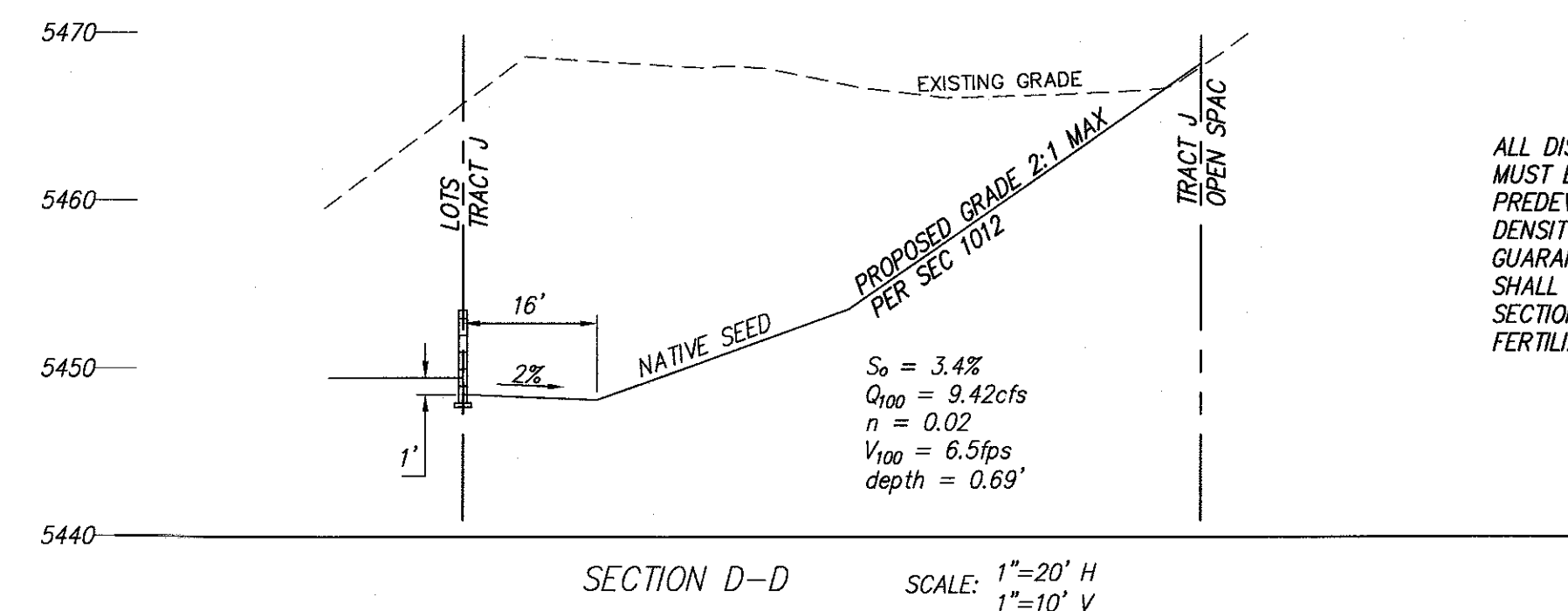
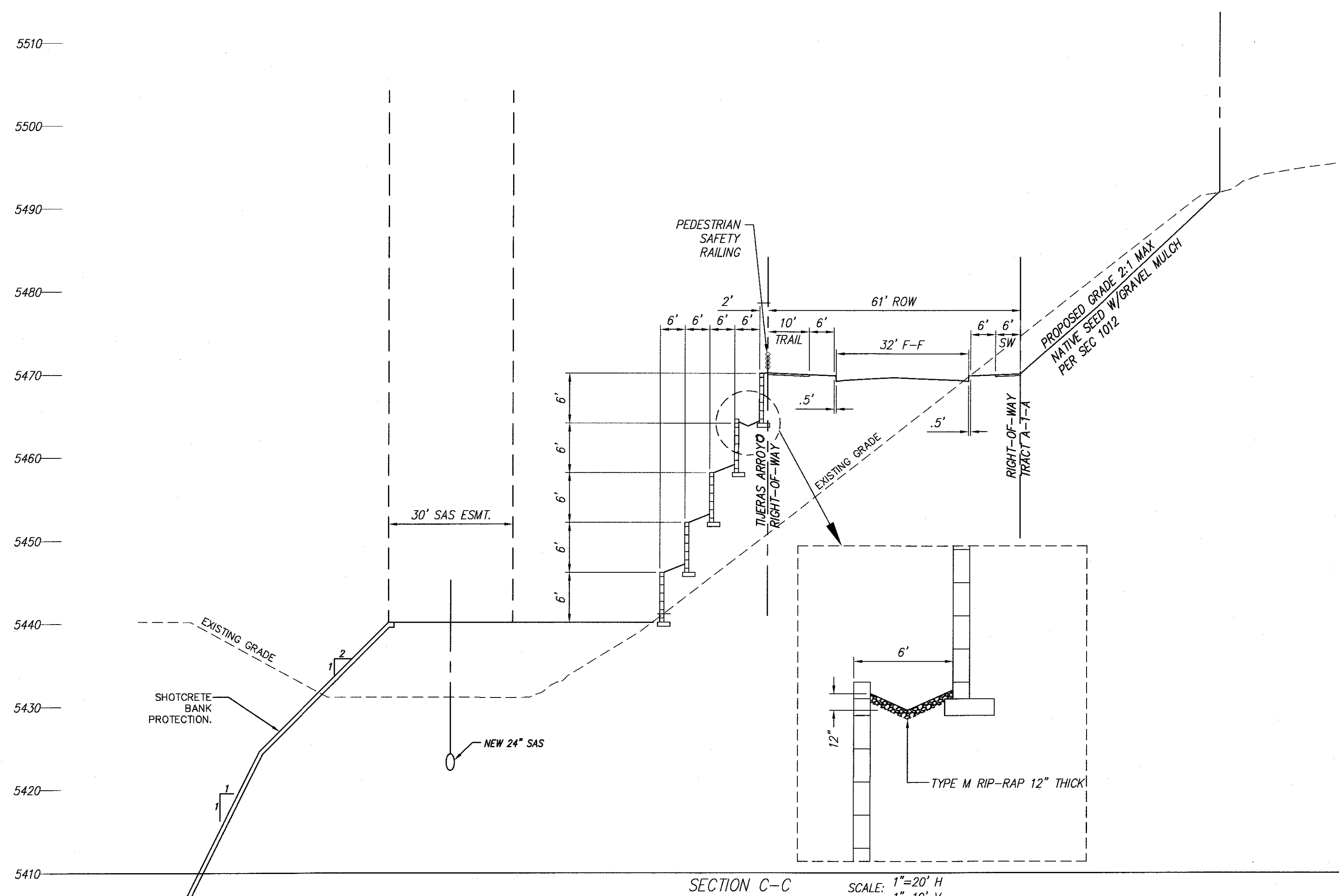
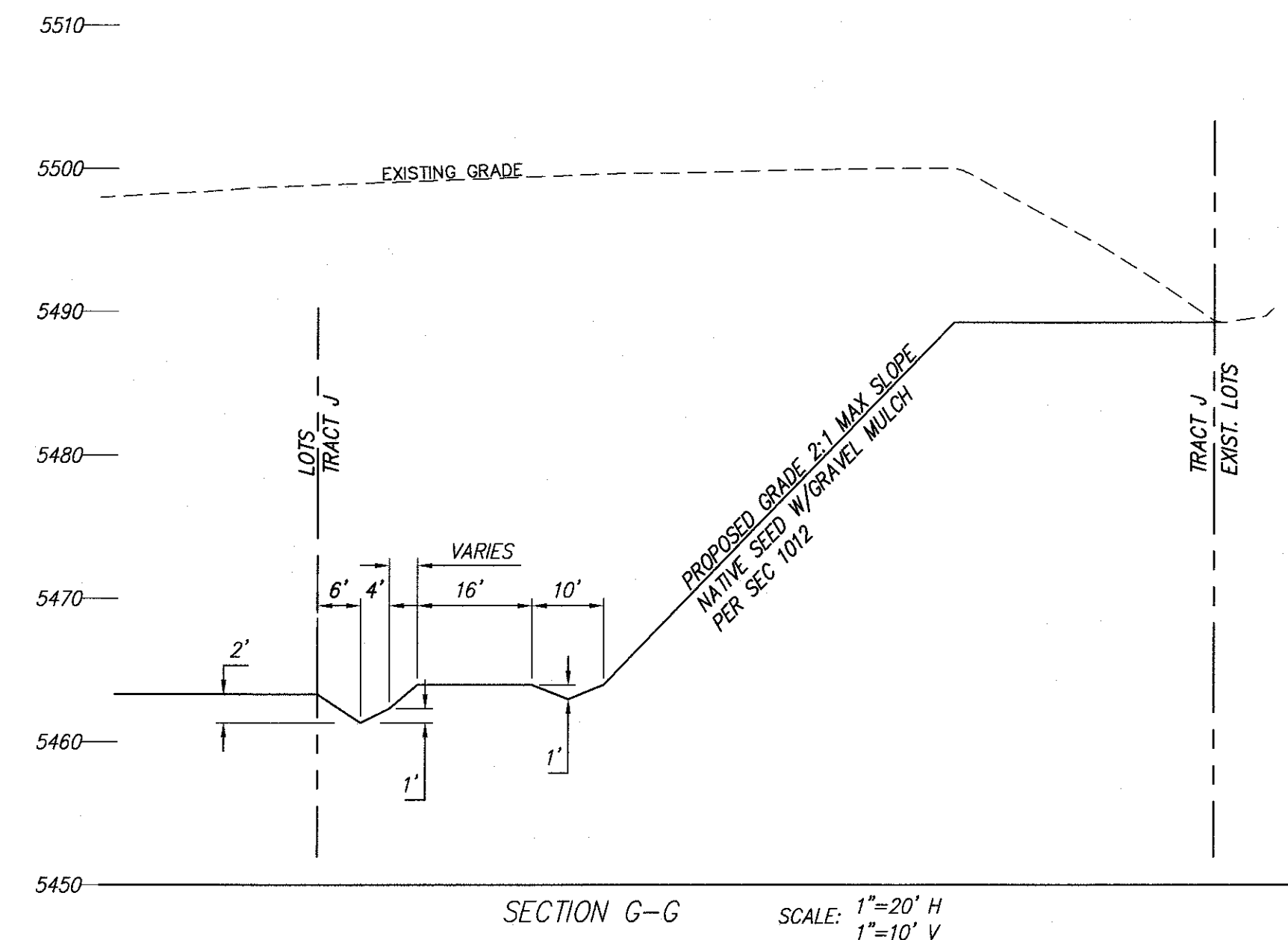
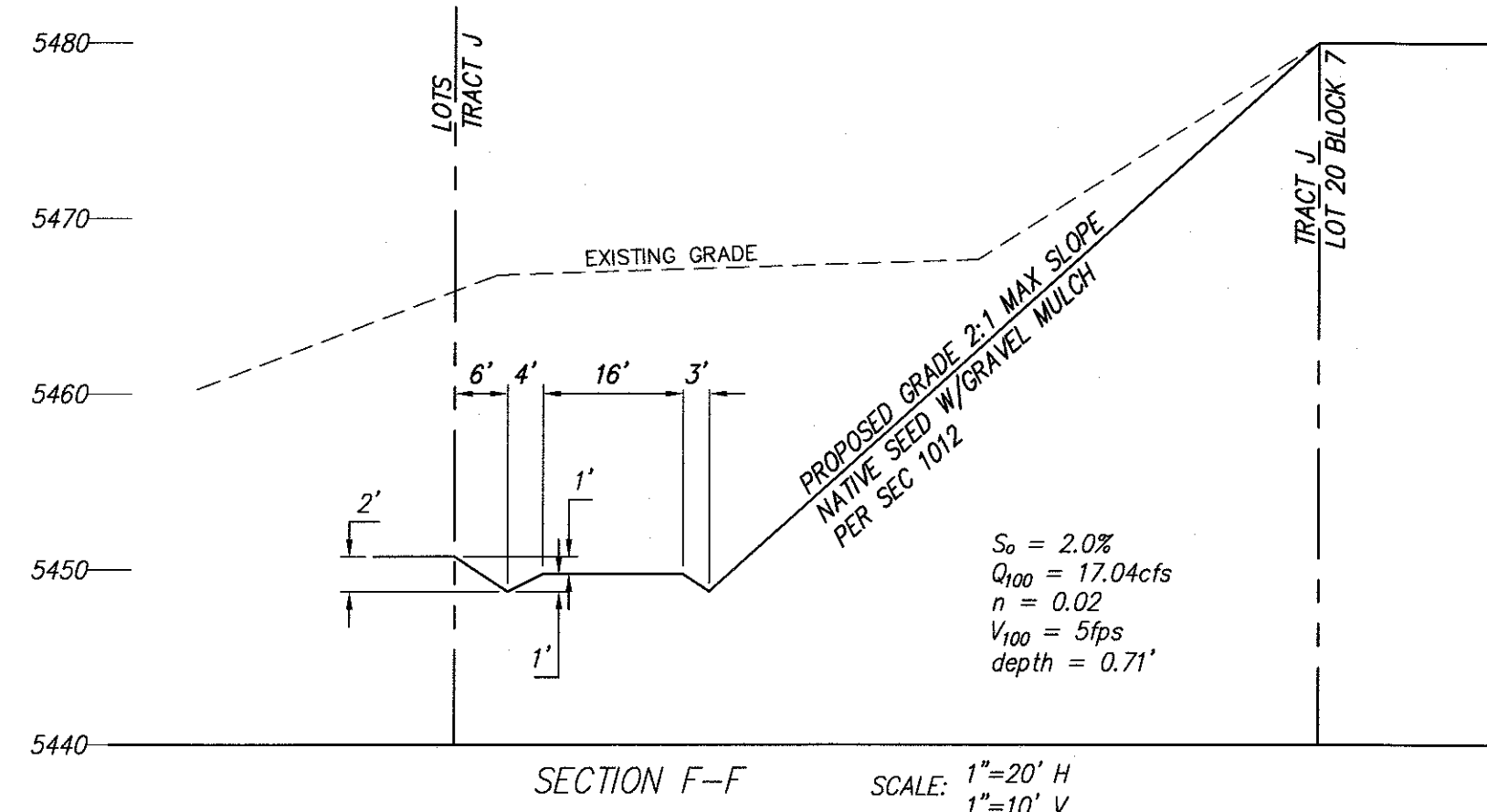
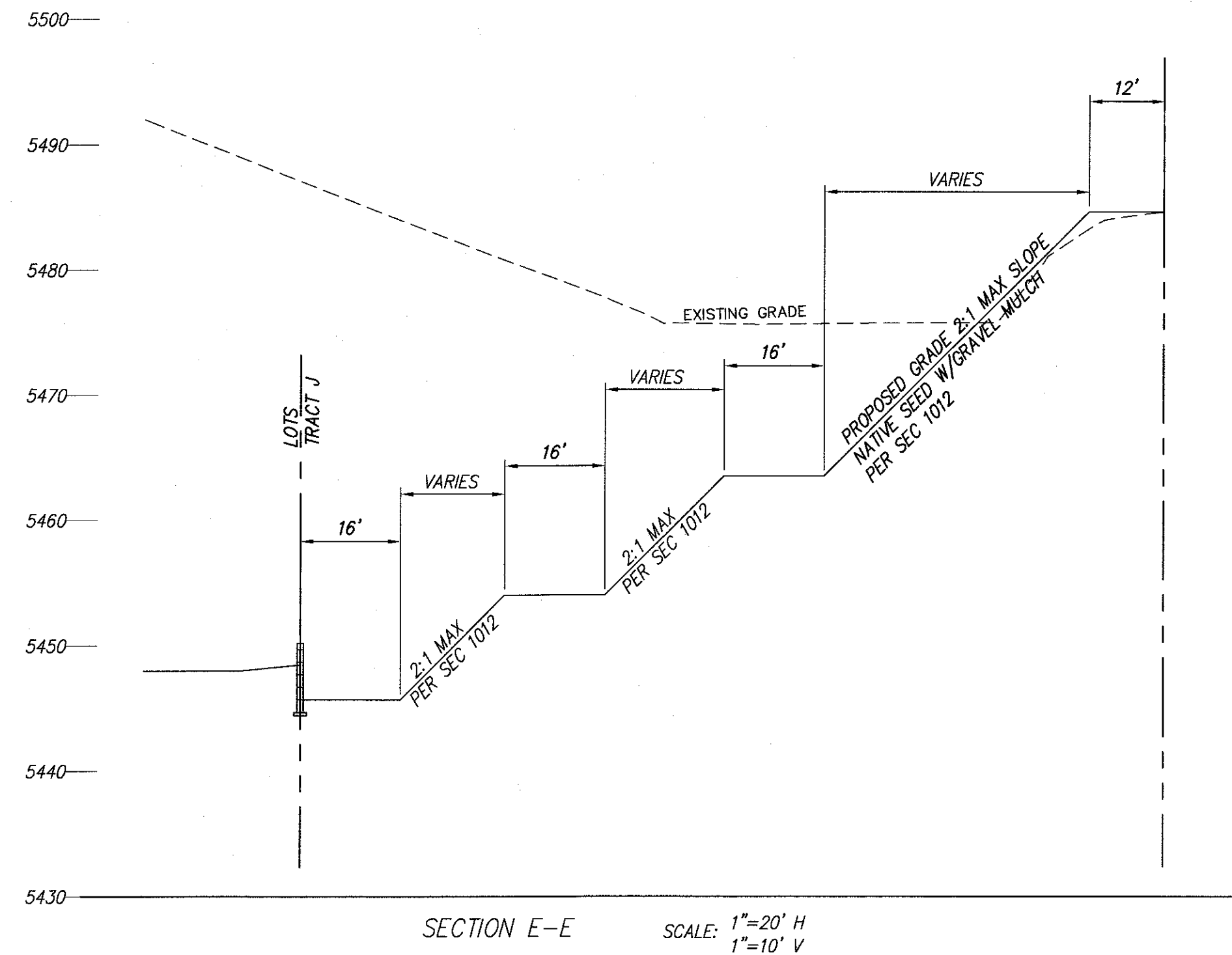


MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO.	ZONE MAP NO. M-21-Z	SHEET OF 9 10
------------------	-------------------------------	-------------------------

ENGINEER'S SEAL				SURVEY INFORMATION			BENCH MARKS			AS BUILT INFORMATION		
 12679-101				FIELD NOTES			STATION "5-4122" IS LOCATED 8.7 MI. SE OF DOWNTOWN ALBUQUERQUE ON THE EAST SIDE OF THE MUNICIPAL LIMITS LINE IN THE FOUR HILLS SUBDIVISION AREA. STATION IS 600 FT. EAST OF MUNICIPAL LIMITS LINE. 77.9' SE OF POWER POLE #537 & 188.0' NW OF POWER POLE #80. STATION IS A STANDARD ACS BRASS DISK SET IN A CONCRETE MONUMENT IN THE GROUND. STATION IS STAMPED "5-4122". X= 1,564,263.007, Y= 1,475,762.595 (NAD 83), Z= 5597.219 (NAD 1988).			CONTRACTOR		
				NO.	BY	DATE	STATION	BY	DATE			
				NO.	DATE	REMARKS	BY					
				REVISIONS			VERIFICATION BY					
				DESIGN			CORRECTED BY					
DESIGNED BY	JDH	DATE	01/17	RECORDED BY			DATE					
DRAWN BY	ACH	DATE	01/17	NO.								
CHECKED BY	DWG	DATE	01/17									

P:\A11JOBS\A11039 JTH WEST - PPLAT\GRADE & DRAIN\SECTIONS.DWG, 8/9/2018 10:24:33 AM, SPS



ALL DISTURBED AREA IN TRACT J AND O
MUST BE REVEGETATED TO 70% OF
PREDEVELOPMENT GROUND COVER
DENSITY PRIOR TO RELEASE OF FINANCIAL
GUARANTEES. NATIVE SEED AND MULCH
SHALL BE APPLIED IN ACCORDANCE WITH
SECTION 1012 AND WILL INCLUDE
FERTILIZER AND SUPPLEMENTAL WATER.

ENGINEER'S SEAL				SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
					FIELD NOTES				
					NO.	BY	DATE	CONTRACTOR	
								WORK ORDER NO.	DATE
								INSPECTOR'S	DATE
								ACCEPTANCE BY	DATE
								VERIFICATION BY	DATE
								DRAWN BY	DATE
								CORRECTED BY	DATE
								MICRO-FILM INFORMATION	
								RECORDED BY	DATE
								NO.	

AMENDED

JUAN TABO HILLS ESTATES

GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
	M-21-Z	10	10



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539

~ 2012 ACEC/NM Award Winner for Engineering Excellence ~
~ 2008 ACEC/NM Award Winner for Engineering Excellence ~
~ 2017 ENR Landscape/Urban Development Award of Merit ~

August 12, 2018

Ms. Kym Dicome
DRB Chair
City of Albuquerque
600 2nd Street SW
Albuquerque, NM 87102

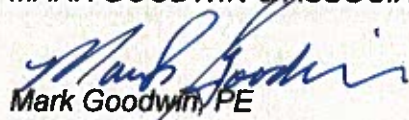
**Re: Juan Tabo Hills Estates
DRB# 1005278**

Dear Ms. Dicome,

Attached, please find our request for a Minor Preliminary Plat Amendment and accompanying Grading Plan. During the course of constructing the project, it proved difficult to construct Lot 1, Block 13, located in the southwest corner of the project against the boundary with the Air Force Nuclear Weapons Storage Facility. We moved the pad up the hill and re-numbered the resulting lot as Lot 16, Block 13. The elevation of the new pad was a change greater than 18" thus the need for DRB approval. The Final Plat which has been submitted for DRB approval reflects this change.

If you have any further questions, please feel free to contact our office.

Sincerely,
MARK GOODWIN & ASSOCIATES, PA


Mark Goodwin, PE
President

DMG/kb